

| (Continued from previous page...)  |   |  |   |   |   |
|--|---|--|---|---|---|
| Sr. No   | Loan A/c. No  | Name of Borrower(s)/ Co-borrower(s) Legal Heir(s)/ Legal Representative/ Guarantor(s)        | Date of Demand Notice   | Reserve Price   | Outstanding as on   |
| 20.  | TCHHL02 59000100 007084 & TCHIN02 59000100 172963                           | <b>SANJAYKUMAR PRAJAPATI SANGITA PRAJAPATI</b>   | Rs. 8,72,577/- (Rupees Eight Lakh Seventy Two Thousand Five Hundred Seventy Seven Only) is due and payable by you under Agreement No. TCHHL0259000100007084 and an amount of Rs. 1,06,785/- (Rupees One Lakh Six Thousand Seven Hundred Eighty Five Only) is due and payable by you under Agreement No. TCHIN0259000100172963 and Totaling to Rs. 9,79,362/- (Rupees Nine Lakh Seventy Nine Thousand Three Hundred Sixty Two Only)..... 05-11-2024  | <b>Tenament no. F-19 - Rs. 3,90,000/-</b><br>Tenament no. F-19 - <b>Earnest Money Deposit (EMD): - Rs. 39,000/-</b><br><b>And</b><br><b>Tenament no. F-20 - Rs. 3,90,000/-</b><br>Tenament no. F-20 - <b>Earnest Money Deposit (EMD): - Rs. 39,000/-</b><br><b>Type of possession:</b> Physical | Rs. 1013803/- (Rupees Ten Lakh Thirteen Thousand Eight Hundred Thirty Eight) is due and payable by you under Agreement No. TCHHL0259000100007084 and an amount of Rs. 124521/- (Rupees One Lakh Twenty Four Thousand Five Hundred Twenty One Only) is due and payable by you under Agreement No. TCHIN0259000100172963 totalling to Rs. 1138324/- (Rupees Eleven Lakh Thirty Eight Thousand Three Hundred Twenty Four Only).....01-10-2025  |
| <b>Description of the Immovable Property :</b> All rights piece and parcel of the immovable property bearing Tenament no. F-19 and Tenament no. F-20; Tenament no. F-19 constructed on Sub plot no. F-19, land admeasuring 49.71 Sq. mtr. and Tenament no. F-20 constructed on Sub plot no. F-20, land admeasuring 49.71 Sq. mtr.; both Sub plots located on the Premises/Scheme known as "ASHOPALAV GREEN CITY" situated on Plot no. 28-31, non-agricultural land meant for residential purpose bearing revenue survey no. 129/2 paiki 2 in Mouje, Village: Hadala, Taluka: Rajkot, Registration District: Rajkot, Gujarat. <b>Bounded as follows Sub Plot no. F-19 East:</b> By Plot no. 32-34 <b>West:</b> By 9 Mtr. Road <b>North:</b> By Plot no. F-18 <b>South:</b> By Plot no. F-20 <b>Sub Plot no. F-20 East:</b> Plot no. 32-34 <b>West:</b> By 9 Mtr. Road <b>North:</b> By Plot no. F-19 <b>South:</b> By Plot no. F-21   |   |  |   |   |   |
| 21.  | 9960289 & 10347032 & 10669741 & TCHIN02 59L0000 100157794                   | <b>MR. DILSUKHBHAI LALJIBHAI CHAPANERA</b><br><br><b>MRS. PARULBEN DILSUKHBHAI CHAPANERA</b> | Rs. 10,82,831/- (Rupees Ten Lakhs Eighty Two Thousand Eight Hundred and Thirty One Only) is due and payable by you under the loan account number 9960289 and an amount of Rs. 3,86,824/- (Rupees Three Lakh Eighty Six Thousand Eight Hundred and Twenty Four Only) is due and payable by you under the loan account number TCHIN0259L0000100157794 and an amount of Rs. 1,96,718 /- (Rupees One Lakhs Ninety Six Thousand Seven Hundred and Eighteen Only) is due and payable by you under the loan account number 10669741 and an amount of Rs. 3,78,359 /- (Rupees Three Lakhs Seventy Eight Thousand Three Hundred Fifty Nine Only) is due and payable by you under the loan account number 10347032 i.e totalling to an amount of Rs. 20,44,732 /- (Rupees Twenty Lakhs Forty Four Thousand Seven Hundred and Thirty Two Only)..... 19-12-2023 | <b>Rs. 12,50,000/-</b> (Rupees Twelve Lakh Fifty Thousand Only)<br><b>Earnest Money Deposit (EMD): - Rs. 1,25,000 /-</b> (Rupees One Lakh Twenty Five Thousand Only)<br><b>Type of possession:</b> Physical   | Rs. 504801/- (Rupees Five Lakh Four Thousand Six Hundred One Only) is due and payable by you under Agreement no. TCHIN0259L0000100157794 and an amount of Rs. 1388808/- (Rupees Thirteen Lakh Eighty Eight Thousand Eight Hundred Eight Only) is due and payable by you under Agreement no. 9960289 and an amount of Rs. 274457/- (Rupees Two Lakh Twenty Four Thousand Four Hundred Fifty Seven Only) is due and payable by you under Agreement no. 10669741 and an amount of Rs. 490691/- (Rupees Four Lakh Ninety Thousand Six Hundred Ninety One Only) is due and payable by you under Agreement no. 10347032 totalling to Rs. 2658557/- (Rupees Twenty Six Lakh Fifty Eight Thousand Five Hundred Fifty Seven Only).....01-10-2025 |
| <b>Description of the Immovable Property :</b> All That Piece and Parcel of Immovable Property Bearing Flat no. 301 on third floor having built up area of 57.13 Sq. Mtrs and carpet area of 43.28 Sq. Mtrs in the Premises/Building known as "Jinam Apartment" on the land admeasuring 268.50 Sq. Mtrs of Plot no. 75 admeasuring 113.75 Sq. Mtrs and Plot no. 76 admeasuring 154.75 Sq. Mtrs bearing Revenue Survey no. 55/3 of Village: Maadhpar, Taluka: Rajkot, Gujarat. <b>Bounded :- East :</b> By Margin Space and afterwards 9.00 Mtr Road <b>West :-</b> By Lift, Passage, Stairs, <b>North :-</b> By Margin Space and afterwards 9.00 Mtr Road, <b>South :-</b> By Flat no. 302.  |   |  |   |   |   |
| 22.  | TCHHL02 59000100 112449 & TCHIN02 59000100 112706 & TCHIN02 59000100 179770 | <b>MR. PRAVINBHAI BHIKABHAI BEDAVA.</b><br><br><b>MRS. SANGITABEN PRAVINBHAI BEDAVA</b>      | Rs. 684587/- (Rupees Six Lakh Eighty Four Thousand Five Hundred Eighty Seven Only) is due and payable by you under loan account No. TCHHL0259000100112449 and an amount of Rs. 91074/- (Rupees Ninety One Thousand Seventy Four Only) is due and payable by you under loan account No. TCHIN0259000100179770 and an amount of Rs. 40831/- (Rupees Forty Thousand Eight Hundred Thirty One Only) is due and payable by you under loan account No. TCHIN025900010017206, totalling to Rs. 816492/- (Rupees Eighty Lakh Sixteen Thousand Four Hundred Ninety Two Only)..... 13-10-2023   | <b>Rs. 5,00,000/-</b> (Rupees Five Lakh Only)<br><b>Earnest Money Deposit (EMD): - Rs. 50,000 /-</b> (Rupees Fifty Thousand Only)<br><b>Type of possession:</b> Physical  | Rs. 933630/- (Rupees Nine Lakh Thirty Three Thousand Six Hundred Thirty Three Only) is due and payable by you under Agreement no. TCHHL0259000100112449 and an amount of Rs. 63621/- (Rupees Sixty Three Thousand Six Hundred Twenty One Only) is due and payable by you under Agreement no. TCHIN0259000100112706 and an amount of Rs. 156655/- (Rupees One Lakh Fifty Six Thousand Six Hundred Fifty Six Only) is due and payable by you under Agreement no. TCHIN0259000100179770 totalling to Rs. 1153907/- (Rupees Eleven Lakh Fifty Three Thousand Nine Hundred Seven Only).....01-10-2025  |
| <b>Description of the Immovable Property :</b> All the rights, piece & parcel of Immovable property bearing Block no. 33, the land of this block on which the building construction has been done admeasures 54.34 Sq. Mtr. approx, located in the premises known as "Prince Residency", a land which is approved for building construction and is a non agricultural land, is a group of 90 plots approved as per building plan of layout plan comprising plot no. 1 paiki and 2 to 11 and 12 paiki, and 26 to 41, and 58 to 61 bearing revenue survey no. 95 paiki 1 of mouje village Pipalya, Taluka: Kotasdangaj, Registration Sub District and District: Rajkot, Gujarat <b>Bounded :- East :-</b> By Block no. 56 <b>West :-</b> By 7.50 Mtr Passage <b>North :-</b> By Block no. 34, <b>South :-</b> By Block no. 32.   |   |  |   |   |   |
| 23.  | TCHHL02 59000100 001462   | <b>HITESH A PANKHANIA</b><br><br><b>MANJULABEN ARVINDBHAI PANKHANIYA</b>                     | Rs. 5,97,415/- (Rupees Five Lakh Ninety Seven Thousand Four Hundred and Fifteen Only).....10-12-2024  | <b>Rs. 5,40,000/-</b> (Rupees Five Lakh Forty Thousand Only)<br><b>Earnest Money Deposit (EMD): - Rs. 54,000 /-</b> (Rupees Fifty Four Thousand Only)<br><b>Type of possession:</b> Physical  | Rs. 736795/- (Rupees Seven Lakh Thirty Six Thousand Seven Hundred Ninety Five Only) .....01-10-2025   |
| <b>Description of the Immovable Property :</b> All the piece & parcel of Immovable property Plot No. 30 Paiki House No. D/30-A on Sub Plot No. 30/A (TYPE "D"), Admeasuring 38.12 Sq. Mtrs., along with Of Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "ADARSH RESIDENCY", constructed on Non-agricultural land for residential use bearing Revenue Survey No. 141 p, at Moje Pipalya Pal, Tal:- Lodhika, Rajkot of Gujarat. <b>Bounded :- East :-</b> House No. D/37-A <b>West :-</b> Road North :- House No. D/31-B, <b>South :-</b> House No. D/30-B.   |   |  |   |   |   |
| 24.  | 10637957  | <b>MR. MAHESHPARI CHHAGANPARI GOSAI</b><br><br><b>MRS. MINABEN MAHESHPARI GOSAI</b>          | Rs. 9,65,956/- (Rupees Nine Lakh Sixty Five Thousand Nine Hundred Fifty Six Only) — 05-07-2023  | <b>Rs. 5,00,000/-</b> (Rupees Five Lakh Only)<br><b>Earnest Money Deposit (EMD): - Rs. 50,000/-</b> (Rupees Fifty Thousand Only)<br><b>Type of possession:</b> - Physical   | Rs. 1474355/- (Rupees Fourteen Lakh Seventy/ Four Thousand Three Hundred Fifty Five Only) — 01-10-2025  |
| <b>Description of the Immovable Property :</b> All that rights, Piece and Parcel of immovable Property bearing Flat no. 402 on Forth Floor having built up area approx. 30.62 Sq. Mtrs. Is a builder flat along with undivided and proportionate share in the underneath land of the premises/multiplex building known as 'Vasundhara Avenue' situated on plot no. 42 to 52 meant for residential purpose admeasuring approx. 1119.07 Sq. Mtrs. The Plot nos. 42 to 52 (11 plots) were merged as a single unit among many plots on land known as 'Balaji Green City' situated on non agricultural land having permission to build buildings for residential purpose bearing Revenue Survey no. 140 Paiki 2 of mouje: Vavdi, Taluka: Rajkot City, Registration District and Sub District: Rajkot, Gujarat <b>Bounded :- East :-</b> By Common Passage and Flat no. 401 <b>West :-</b> By Flat no. 405 <b>North :-</b> By Flat no. 403, <b>South :</b> By Open to Sky Space and Margin Space   |   |  |   |   |   |
| At the Auction, the public generally is invited to submit their bid(s) personally. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable Property sold. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions: NOTE: The E-auction of the properties will take place through portal <a href="https://auctionbazaar.com">https://auctionbazaar.com</a> on <b>27-10-2025</b> between 2.00 PM to 3.00 PM with limited extension of 5 minutes each.  |   |  |   |   |   |
| <b>Terms and Condition:</b> 1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs. 10,000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on <b>13-10-2025</b> between 11 AM to 5.00 PM, with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable, as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities arising of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, ARCA EMART PRIVATE LIMITED, 6-3-1090/1/1, II Floor, Part, Uma Hyderabad House, Rajbhavan Road, Samajguda, Hyderabad - 500082 Email Id : <a href="mailto:contact@auctionbazaar.com">contact@auctionbazaar.com</a> / <a href="mailto:support@auctionbazaar.com">support@auctionbazaar.com</a> or Manish Bansal, Email Id Manish Bansal@tatacapital.com Authorised Officer Mobile No 8586983696. Please send your query on WhatsApp Number - 9999078669. 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company. 14. Please refer to the below link provided in secured creditor's website <a href="https://www.tatacapital.com/property-disposal.html">https://www.tatacapital.com/property-disposal.html</a> Please Note - TCHFL has not engaged any broker/agent apart from the mentioned auctioning partner for sale/auction of this property. Interested parties should only contact the undersigned or the Authorised officer for all queries and enquiry in this matter. |   |  |   |   |   |
| <b>PLACE : AHMEDABAD   DATE : 08-10-2025</b>   |   |  |   | <b>Sd/-, Authorised Officer, Tata Capital Housing Finance Ltd.</b>  |   |

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|---|--|---|--------------------------|--|
| APPENDIX IV [SEE RULE 8(i)] POSSESSION NOTICE   |  |   |                          |  |
| Whereas, The undersigned being the Authorized Officer of the AU Small Finance Bank Limited (A Scheduled Commercial Bank) under the "Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest" Act, 2002 (54 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 notice on the date as mentioned below calling upon the borrowers to repay the amount mentioned in the said notice within 60 days from the date of receipt of the said notice as per the details given in below table: -                      |  |   |                          |  |
| Name of Borrower/Co-Borrower/ Mortgagee/Guarantor/Loan A/c No.  | 13(2) Notice Date & Amount   | Description of Mortgaged Property   | Date of Possession Taken |  |
| (Loan A/C No.) L9001060100357555, Smt.Rathod Ushaben (Borrower), Jayantibhai Nathabhai Rathod (Co-Borrower), Smt. Vandanaben Rathod (Guarantor)   | 10-Aug-24 Rs. 2,68,120/-<br>Rs. Two Lac Sixty-Eight Thousand One Hundred Twenty Only As On 09-Aug-24             | All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At- Land Survey No- 366/4, Final Plot No- 366/28-D, Scheme No- 35, City Survey No- 1617 Paiki, Row House/Sub Plot No-13 B, Dhamidhar Row House, Mouja/Vill- Sajpur Bhoga, Tal- Aasawa, Dist- Ahmedabad, Gujarat Admeasuring <b>84.42 Sq Mtr</b> East: Plot No- 12 West: Plot No- 14 North: Nayannagar Coat South: Society Road | 02-Oct-25                |  |
| (Loan A/C No.) L9001060125733664, Chavada Chandreshkumar Kanjibhai (Borrower), Smt. Chavda Hinaaben (Co-Borrower)   | 13-Aug-24 Rs. 2,47,643/-<br>Rs. Two Lac Forty-Seven Thousand Six Hundred Forty-Three Only As On 13-Aug-24        | All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At- Property No 19, Vill- Thasra, Jesapur, Dist-Kheda, Gujarat Admeasuring 1022 Sqft.  | 02-Oct-25                |  |
| (Loan A/C No.) L9001060115724532, Valljibhai Chelabhai Prjapati (Borrower), Aiyakumar Valljibhai Prjapati (Co-Borrower), Smt. Chhayaaben Poptalji Prjapati (Co-Borrower) Kantibhai Chelabhai Prjapati (Co-Borrower)   | 17-Jan-25 Rs. 11,75,334/-<br>Rs. Eleven Lac Seventy-Five Thousand Three Hundred Thirty-Four Only As On 10-Jan-25 | All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At- Plot No 09, Survey No. 1331, Sheet No 71, Rs No 2809, Vinsagar, Distt- Mehsana, Gujarat Admeasuring <b>116.22 Sqmtr.</b>   | 02-Oct-25                |  |
| (Loan A/C No.) L9001060732132535, Suthar Niravkumar (Borrower), Suthar Manuprasad (Co-Borrower), Suthar Premilaben (Co-Borrower)  | 12-Jul-24 Rs. 6,37,170/-<br>Rs. Six Lac Thirty-Seven Thousand One Hundred Seventy Only As On 11-Jul-24           | All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At- House No 630, Vill- Lunawada, Gram Panchayat Agarwada, Dist- Panch Mahals, Gujarat Admeasuring <b>133.38 Sq. Yrd</b>   | 05-Oct-25                |  |
| The borrower having failed to repay the amount, therefore notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein above mentioned table in exercise of powers conferred on him/her under section 13(4) of the said [Act 2002] read with Rule 8 of the said rule on the date mentioned in the above table. "The borrower's attention is invited to provisions of sub section (8) of section 13 of the said Act read with rule 8 (6), in respect of time available, i.e. 30 days from this intimation, to redeem the secured assets."                         |  |   |                          |  |
| The borrower 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 AU Small Finance Bank Limited (A Scheduled Commercial Bank) for the amount and interest thereon mentioned in the above table.  |  |   |                          |  |
| Date : 07/10/2025   |  | Place : Ahmedabad   |                          | Sd/-, Authorised Officer AU Small Finance Bank Limited |

**Lincoln Pharmaceuticals Ltd.**  
(CIN : L24230GJ1995PLC024288)  
Regd. Office : "LINCOLN HOUSE", Behind Satyam Complex,  
Science City Road, Sola, Ahmedabad-380060 | Phone : +91-79-4107-8000  
E-Mail: investor@lincolnpharma.com | Website: www.lincolnpharma.com

**SPECIAL WINDOW FOR RE-LODGE MENT OF TRANSFER REQUESTS OF PHYSICAL SHARES**  
In terms of SEBI Circular No. SEBI/HO/MIRSD/MIRSD-PoD/P/ CIR/2025/97 dated July 02, 2025, the transfer requests of physical shares which were rejected and returned to the lodger prior to April 01, 2019 and were not re-lodged before the extended timeline of March 31, 2021, due to deficiency in the documents/process/or otherwise , can be re-lodged after rectifying the errors, for registration of transfer from July 07, 2025 to January 06, 2026 with our Registrar and Share Transfer Agent ("RTA") i.e MUFG Intime India Private Limited at their office at 5th Floor, 506-508, Amarnath Business Centre-1, Beside Gala Business Centre, Near St. Xavier's Collage Corner, Off C. G. Road, Navrangpura, Ahmedabad-380009 and sending a scan copy to their email id ahmedabad@in.pmps.mufg.com with copy marked to investor@lincolnpharma.com.  
Transferred shares will only be issued in demat mode once all the documents are found in order by RTA. The lodger must have a demat account and provide its Client Master List ("CML"), along with the transfer documents and share certificate, while lodging the documents for transfer with the RTA.  
Transfer requests submitted after January 06, 2026 will not be accepted by the Company/RTA.

**For Lincoln Pharmaceuticals Limited**  
Sd/-  
**Mahendra G. Patel**  
Managing Director  
(DIN:00104706)

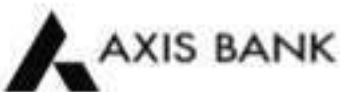
**Place: Ahmedabad.**  
**Date: October 07, 2025**



Asset Recovery Branch (55980), Ahmedabad, Located at – 1st Floor, Rangoli Complex Opp. V S Hospital, Ellisbridge, Asharam Road, Ahmedabad-380006  
E-mail: ubin55580@unionbankofindia.bank

**APPENDIX IV [Rule 8(1)] Possession Notice (For Immovable Property)**  
Whereas The undersigned being the authorised officer of Union Bank of India, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 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 notice dated 05.03.2024 calling upon the borrower Mr Mayur Rajendra Prajapati (Borrower), Mr Rajendra L Moraniya (Co Borrower), Ms Yogini Mayur Prajapati (Co Borrower) to repay the amount mentioned in the notice being Rs. 62.69,825.66 (Rupees Sixty-Two Lakh Sixty-Nine Thousand Eight Hundred Twenty five and Sixty Six Paise only) within 60 days from the date of receipt of the said notice.  
The Borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned 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 on this the 05<sup>th</sup> day of October of the year 2025.  
The Borrower 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 Union Bank of India, for an amount of Rs. 62.69,825.66 (Rupees Sixty-Two Lakh Sixty-Nine Thousand Eight Hundred Twenty five and Sixty Six Paise only) (as on 28.02.2024) 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.

**DESCRIPTION OF IMMOVABLE PROPERTY**  
All the peace and parcel of property being flat no. C 303 of third floor in C block Admeasuring 146.28 Sq. mtrs of super built with 43.11 Sq. mtrs of undivided share of land in Ishvacharan park of Babuphal park iye being and situated on land of sub plot no 1 paiki consolidated city survey no 436 survey no 181 under TP scheme no 15 and Final plot no 39 mouje Vadaj Ta. Sabarmati Gujarat in Registration district Ahmedabad and subdistrict ahmedabad-2 Vadaj. Bounded By: North: Common Wall with flat no C-304, South: Margin and then adjoining Property, East: Society Road then block B, West: Open to sky portion/ stairs  
Date : 05.10.2025  
Place : Ahmedabad  
Authorized Officer  
Union Bank of India



**Axis Bank Ltd. (CIN: L65110GJ1993PLC020769)**  
Branch Office: Axis Bank Limited, Collection Centre, First Floor, Unit No.101 & 102 (Part) Balleshwar Avenue S G Highway Opp. Rajpath Club Bodakdev Ahmedabad Gujarat - 380054. **Corporate Office :** Axis Bank Ltd., 3rd Floor, Gigaplex, NPC – 1, TTC Industrial Area, Mughsal Road, Airoli, Navi Mumbai – 400 708.

**Possession Notice APPENDIX –IV [Rule 8(1)]**  
Whereas, the undersigned being the Authorized Officer of the AXIS BANK LTD, 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 mentioned herein below table calling upon the Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below table to repay the amount mentioned hereunder in the notice as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred to be incurred, within 60 days from the date of the said notice. Borrower/Co-Borrower/Mortgagor/Guarantor, mentioned herein below table having failed to repay the Banks dues as mentioned in the notice issued to him under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, notice is hereby given to the Borrower and other mentioned herein above in particular and the public, in general, that the undersigned has taken Possession (mentioned herein below table) of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the said Rules on following date.  
Borrower/Co-Borrower/Mortgagor/Guarantor mentioned herein below table in particular, and the public, in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the AXIS BANK LTD for an amount mentioned herein below table as mentioned in the said notice together with further interest at the contractual rate on the aforesaid amount and incidental expenses, costs, charges etc. incurred to be incurred.  
The Borrowers attention is invited to the provisions of sub Section (8) of section 13 of the SARFAESI act, 2002 in respect of time available, to redeem the secured assets

**Description of the Properties**

| Sr. No | Name of Borrower/ Guarantor/ Co-Borrower   | Demand Notice Date & Amount Rs (Interest Charges-Recovery) | SCHEDULE OF IMMOVABLE PROPERTY   | Date & Type of Possession |
|--------|--|--|--|---------------------------|
| 1      | 1) SIDDHDPURA ASHISHBHAI KALUBHAI, & 2) SIDDHDPURA ASHA ASHISHKUMAR  | 01-JANUARY-2025 & Rs. 10,52,544 /-                         | All The Piece And Parcel Of Immovable Property Bearing Flat No.201 On 2nd Floor Its Builtup Area Admeasuring 41.44 Sq.M. Bearing Building No.F In Wing- F-1 Is Among The Low Rise Buildings Constructed As Per Approved Plan In The Scheme Named "Madhuram Residency" On Non-Agricultural Land At Revenue Survey No.31, Block No: 63, T.P. Scheme No.21(Sarthana-Simada), As Per Applicable Final Plot No.17, Moje: Simada, Sub-District Puna, District Surat Of Gujarat State. Boundaries : East : Adj. Society Wall, West : Adj. Building No. E, North : Adj. Society Wall , South : Adj. Society Internal Road  | 03.10.2025 (Symbolic)     |
| 2      | 1) PRAJAPATI NARESHBHAI VIRABHAI, & 2) PRAJAPATI ALPABEN NARESHBHAI  | 24-JANUARY-2025 & Rs. 13,41,449.00 /-                      | All That Piece And Parcel Of Immovable Property Bearing Flat No. 303 On 3rd Floor Its Builtup Area Admeasuring Is 33.62 Sq. Mtrs. Of Building Constructed As Per Approved Plan In The Scheme Named " M D Residency" On Non-Agricultural Land At Revenue Survey No. 463 Paiki, Block No.-: 7477 Paik 2, T.P. Scheme No. 66 (Kosad-Variyav) As Per Applicable Final Plot No. 209/B Moje Village Kosad, Sub-District Taluka Adajan, District Surat Of Gujarat State. Boundaries : East : Adj. Building Margin, West : Adj. Common Passage & Flat No. 304, North : Adj. Flat No. 302, South : Adj. Flat No. 304 & Building Margin.   | 03.10.2025 (Symbolic)     |
| 3      | 1)NAGENDRANATH TIWARI, & 2) NAGINADEVI NAGENDRANATH TIWARI   | 02-MAY-2025 & Rs. 11,48,032.00 /-                          | All That Piece And Parcel Of The Immovable Property Being Flat No. B/303 With Carpet Area Admeasuring 41.03 Sq. Ft. I.E. 38.20 Sq. Mtrs. And Built Up Area Admeasuring 435.56 Sq. Ft. I. E. 40.48 Sq. Mtrs. And Wash/Balcony Area Admeasuring 1.23 Sq. Mtrs. On The 3rd Floor Of Building-B-3" Along With Undivided Proportionate Share Of 17.86 Sq. Mtrs. In Land Under The Said Building In Residential Complex Named And Known As "Prayasha Home" And Covered Parking Admeasuring 16.35625 Sq. Mtrs. The Colony being Situated And Standing On Land Bearing Revenue Survey No. 143/4, Block No. 244, T.P. Scheme No. 62 (Dindoli-Bheshan-Bhewlad), Final Plot No. 49 Admeasuring 2170 Sq. Mtrs. Of Moje Dindoli, Taluka Udhana District Surat And Standing In The Joint Name Of Mr. Nagendranath Tiwari And Mrs. Naginadevi Nagendranath Tiwari. Boundaries : East : Land Of F.P. 50 & 56, West : Final Plot No. 48 & 110/A/2, North : 18 Mtrs. T.P. Road, South : Land Of F.P. 55. | 03.10.2025 (Symbolic)     |
| 4      | 1) LATABEN CHOTU SONWANE, & 2) CHOTU HIMMATBHAI SONWANE, & 3) MIRABEN HIMMATBHAI SONWANE, & 4) BHIKAN BABURAO KOSHTI | 14-MAY-2025 & Rs. 10,97,979/-                              | All The Right, Title And Interest In Immovable Property In The Form Of Flat No. A/204, Having Super Built Up Area Admeasuring 800 Sq. Ft., Built Up Area Admeasuring 44.26 Sq. Mtrs. On The 2nd Floor Of Building No. "A", Situated In Residential Society Named And Known As "Rushikesh Avenue", With Undivided Proportionate Share Of 25.80 Sq. Mtrs. Of Land Under The Said Building In Revenue Survey No. 200, 201, 202, Block No. 340/B With Area Admeasuring 3200 Sq. Mtrs. Of 1. P. Scheme No. 41 (Dindoli), Final Plot No. 30 Admeasuring 2400.00 Sq. Mtrs. Of Moje Dindoli, Taluka Udhana, District Surat And Standing Jointly In The Name Of Mrs. Lataben Chotu Sonwane, Mr. Chotu Himmatbhai Sonwane And Mrs. Miraben Himmatbhai Sonwane And Bounded As Under. Boundaries : East: Flat No. 205, North : Open Space / Road, West : Road, South : Road No. 202.   | 03.10.2025 (Symbolic)     |
| 5      | 1) PUSHPA VIJAY NAGARADE, & 2) VIJAY ADHAR NAGARADE  | 27-MARCH-2025 & Rs. 10,05,008/-                            | The Flat No. Lig-2-3/ Building No. 4 As Per Approved Plan (Building No. 8 As Per Site)/Flat No.1101, Area Admeasuring 53.26 Sq.Mts. (Built Up Area), 45.29 Sq.Mts. (Carpet Area) Situated On 11th Floor In Building No. Lig-2/3/Building No. 4 As Per Approved Plan (Building No. 8 As Per Site) Constructed In The Block No.216, 159/P, 158/P, 217 Of Village-Kumbhariya & Block No.137/P, 134/P Of Village- Devadh, Final Plot No.384(S.E.Ws.), Draft T.P. Scheme No.35 (Kumbhariya-Saroli-Sania Harnad-Devadh), Surat. Boundaries : East : Open Space, West : Passage And Flat No.1102, North : Staircase, South : Flat No. 1102.   | 03.10.2025 (Symbolic)     |
| 6      | 1) SURAJ BAHADUR NISHAD, & 2) VIDYA BAHADUR NISHAD   | 24-JANUARY-2025 & Rs. 18,35,340 /-                         | All That Piece & Parcel Of Immovable Property Bearing At Flat No.: 404 Super Built Up Area Admeasuring About 1120.00 Sq. Fts. Its Carpet Area Admeasuring About 57.09 Sq. Mtrs. Its Built Up Area Admeasuring About 62.52 Sq. Mtrs. On the 4th Floor Together With Undivided Proportionate Share In Underneath Land Of Building No. "A" Of "Akash Pruthvi Apartment Constructed On The Land Bearing Old Revenue Survey No. - 172/1, New Re-Survey/Block No. - 13 Admeasuring About 19100.00 Sq. Mtrs., Draft T. P. Scheme No. 63 (Vadod), Final Plot No. 26 Admeasuring About 16588.55 Sq. Mtrs. Of Village Vadod, Sub. Dist. City, Distt. Surat. Boundaries : East : Open Land Of Society, West : Society Office, North : Children Ply Area, South : Open Land Of Society.  | 03.10.2025 (Symbolic)     |
| 7      | 1) GADARIYA NILESH DEVENDRA, & 2) HIMMATBHAI DEVENDRA  | 01-JANUARY-2025 & Rs. 18,16,961.16 /-                      | All The Piece And Parcel Of Immovable Property Bearing Flat No.501 On 5th Floor Its Carpet Area Admeasuring 47.10 Sq.M. Bearing Building No. M Is Among The Buildings Constructed As Per Approved Plan In The Scheme Named "Sumukh Residency" On Non-Agricultural Land At Revenue Survey No:-141, Block No: 213, Tp Scheme No.62 (Dindoli-Bheshan-Bhewlad) As Per Applicable F.P.17 Paik Sub Plot No.1, Moje: Dindoli, Sub-District Surat City(Udhna), District Surat Of Gujarat State. Boundaries : East : Adj. Final Plot No. 46, West : Adj. Final Plot No. 52, North : Adj. 24 Mtrs. Road, South : Adj. Sub Plot No. 2.  | 03.10.2025 (Symbolic)     |
| 8      | 1) PATIL ANITABEN ARJUNBHAI ARJUN, & 2) PATIL MUKESH ARJUN   | 01-JANUARY-2025 & Rs. 14,07,279/-                          | All The Piece And Parcel Of Immovable Property Bearing Flat No.C/2/502 On 5th Floor (As Per Site Flat No.B/502 On 5th Floor Of Wing-B) Its Builtup Area Admeasuring 38.84 Sq.M. Bearing Building No.C In Wing-C/2 Is Among The Buildings Constructed As Per Approved Plan In The Scheme Named "Rushikesh Enclave" On Non-Agricultural Land At Revenue Survey No-330/2, Block No: 475, Tp   |                           |