DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002.

JANA SMALL FINANCE BANK | Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Domlur, Koramangla Inner Ring Road, Next to EGL Business Park, Challaghatta, Bangalore-560071. Regional Branch Office: Ground Floor, 2nd

Whereas you the below mentioned Borrower's, Co-Borrowers, Guarantors and Mortgagors have availed loans from Jana Small Finance Bank Limited, by mortgaging your immovable properties. Consequent to default committed by you all, your loan account has been classified as Non-performing Asset, whereas Jana Small Finance Bank Limited being a secured creditor under the Act, and in exercise of the powers conferred under section 13(2) of the said Act read with rule 2 of Security Interest (Enforcement) Rules 2002, issued Demand notice calling upon the Borrower's/ Co-Borrower's/ Guarantor's/ Mortgagors as mentioned in column No.2 to repay the amount mentioned in the notices with future interest thereon within 60 days from the date of notice, but the notices could not be served on some of them for various reasons.

Sr. No.	Name of Borrower/ Co-Borrower/ Guarantor/ Mortgagor Loan Account No. & Loan Amount		Details of the Security to be enforced	Date of NPA & Demand Notice date	Amount Due in Rs. / as on			
1	1) Pareshkumar	Loan Account	Mortgaged Immovable Property - Schedule Property: N.A. Immovable Residential	Date of NPA:	Rs.24,89,025/-			
	Bhikhabhai Prajapati,	No.	Property Constructed on property bearing Milkat No.392 Total admeasuring around	08/08/2025	(Twenty Four Lakh Eighty			
	2) Mittalben	31799630000941	95.29 Sq.mtrs situated at Village Kaniyol, Ta. Himmatnagar, Dist. Sabarkantha.	Demand	Nine Thousand Twenty			
	Pareshkumar	Loan Amount:	Boundaries: East by: Chakki is situated, West by: Fali Road, North by: Road, South	Notice Date:	Five Rupees Only)			
	Prajapati	Rs.23,30,000/-	by: House of Prajapati Rajendrakumar.	07/10/2025	as of 05/10/2025			
Notice is therefore given to the Borrower/ Co-Borrower/ Guarantor & Mortgagor as mentioned in Column No.2, calling upon them to make payment of the aggregate amount								

as shown in column No.6, against all the respective Borrower/ Co-Borrower within **60 days** of Publication of this notice as the said amount is found payable in relation to the respective loan account as on the date shown in Column No.6. It is made clear that if the aggregate amount together with future interest and other amounts which may become payable till the date of payment, is not paid, **Jana Small Finance Bank Limited** shall be constrained to take appropriate action for enforcement of security interest upon properties as described in Column No.4.

Please note that this publication is made without prejudice to such rights and remedies as are available to **Jana Small Finance Bank Limited** against the Borrower's/ Co-Borrower's/ Guarantor's/ Mortgagors of the said financials under the law, you are further requested to note that as per section 13(13) of the said act, you are restrained/ prohibited from disposing of or dealing with the above security or transferring by way of sale, lease or otherwise of the secured asset without prior consent of Secured Creditor.

by way of sale, gift, lease inheritance, exchange, mortgage, charge, line, trust, possession, easement, whatsoever nature or otherwise are here by requested to intimate to the undersigned in writing at the address mentioned below of any such claim accompanied with all necessary & supporting document within 7 days from the date of publication here of failing which it shall presumed that

Notice is given to all concerned that Flat No. C/604 admeasuring 1060 Sq. Ft. i.e. 98.51 sq.mts. Built up area on 6th floor of C-Building of "Vastu Puja Heights" situated at land bearing R.S.No.225, Block no.229, T.P.Scheme No.24 (Mota Varachha-Utran), Final Plot No.84 admeasuring 11775 sq.mts at village: Mota Varacha, Sub-District: City, District: Surat. said property's owner Kishorbhai Mohanbhai Goti mortgaged the said property to Ugro Capital Limited and get loan. The said property's previous owner's original sale deed no. 17804/2023 and it's original registration receipt and Index II & sale deed no. 38767/2023's original regisration receipt have been misplaced & not traceable. All person claiming interesting in the said property or any part there

Singe shall proceed to mortgage respect of the same.

Date: 09/10/2025 Suresh A. Savani (Advocate & Notary)

Office: F- 27, Sargam Complex, Hirabag, Varachha Main Road, SURAT-395006.

there are no claims and that claims if any, have been waived off and under



HDFC BANK

Date: 09.10.2025, Place: Gujarat

HDFC Bank Ltd. 1ST FLOOR, AAKANSHA BUILDING, NEAR SURYAMUKHI HANUMAN TEMPLE, GONDAL ROAD, RAJKOT – 360002. RONAK VASANI – 9427727807 & HIREN SHUKLA – 9376981025

Sd/- Authorised Officer, For Jana Small Finance Bank Limited

E-AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002

1,950,0	NOAD, NACKOT	AC1, 2002				
_	Immovable Properties Taken over, under S	Securitization an	d Reconstruction of Financial Assets & Enforcement of Security Interest Act	, 2002, for sale on "AS I	S WHERE IS & WHAT IS	THERE IS BASIS".
SR NO	Names of the Borrowers / Guarantor and Loan Account No.	Outstanding Dues to be recovered (Secured Debt)	Location & Details of Immovable Property	Reserve Price	Date of Inspection	Date(s) of E-Auction & Timing & bid incremental values
1	Rockwood Ortho Systems (Loan No : 87203845)	Rs. 34,77,792.78* as on 01.10.2025	Residential Property Known As "Balaji" Block No. 264 Of Gokuldham Society, Street No. 6, Umiya Chowk, 150 Ft Ring Road, Rajkot Situated On Land Admeasuring 112-41 Sq. Mts. Of Plot No. 3-D Of Revenue Survey No. 103/1 Paiki At Area Known Gokuldham Soceity At Village Mavdi & Taluka/District Rajkot.	EMD - Rs. 5,80,000/-	28.10.2025 BETWEEN 10.00 AM To 12.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 60,000/
	1) Suntel Besan Mill – Through Its Partner Late Sweetu Hasmukhrai Kathrani, Through Legal Heirs (1.1) Sheetal Kotak, (1.2) Hetal Shingala, (1.3) Charmy Gautam Chotai, 2) Late Sweetu Hasmukhrai Kathrani, Through Legal Heirs (2.1) Sheetal Kotak, (2.2) Hetal Shingala, (2.3) Charmy Gautam Chotai & 3) Late Damyanti Hasmukhrai Kathrani, Through Legal Heirs (3.1) Sheetal Kotak, (3.2) Hetal Shingala, (3.3) Charmy Gautam Chotai, (Loan No: 83158775, 83931227, 8177935 & 452590809)	9,13,73,479.31 * as on 01.10.2025	Industrial Na Land Known As 'Suntel Besan Mill', Situated At Revenue Survey No 11/3 Paiki, Opp. Shivshakti Complex, Near Shivkrupa Roadways & Patidar Township, Morbi Kandla National Highway 8-A/27, Village Timbdi, In The Registration District & Sub District Morbi.		14.10.2025 BETWEEN 10.00 AM to 12.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 3,60,000/
3	1) Allwin Overseas Private Limited, Trhough It's Director – Rafikbhai Rajakbhai Mandaviya 2) Rafikbhai Rajakbhai Mandaviya	1,60,09,586.85* as on 01.10.2025	Property 1 : Residential Property at Meman Street, Nr. Green Chowk & Shakti Chowk, situated on City Survey No.569 to 571 of Ward no 2, Sheet No.144 of Morbi.	EMD - Rs. 3,40,000/-	14.10.2025 BETWEEN 03.00 PM to 05.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 35,000/
	3) Gulabanu Rafikbhai Mandaviya 4) Sarifabanu Taufikbhai Mandaviiya 5) Shabanabanu Gafarbhai Mandaviya Loan No. 82666655		Property 2: Residential Property at Pakhali Street, Nr. Green Chowk & Shakti Chowk, Memanvas – Talavadivas situated on City Survey No.2397, Sheet No.143, Ward No.2 of Morbi.	EMD - Rs. 3,20,000/-	14.10.2025 BETWEEN 03.00 PM to 05.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 35,000/
	(1) Late Sweetu Hasmukhrai Kathrani Proprietor Of Shreeji Traders,		Property 3: Industrial shed at Plot No.198, Rafaleshwar Industrial Estate, Near Hem Industries, National Highway 8-A/27, Jambudiya Village, Morbi. PROPERTY 2 - Office on first floor in Kurji Valji Chambers being constructed on	Rs. 1,35,00,000/- EMD - Rs. 13,50,000/- Rs. 4,50,000/-	14.10.2025 BETWEEN 03.00 PM to 05.00 PM 15.10.2025	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 1,35,000/ PROPERTY 2 - 11.11.2025
	Shreenath Canvasing & Commission Agent, Shreenath Corporation, Devraj Amarsinh & Sons Since Deceased, Notice To Be Served Through His Legal Heirs (1.1) Sheetal Kotak (Sister & Legal Heir Of Late Sweetu Hasmukhrai Kathrani), (1.2) Hetal Shingala (Sister & Legal Heir Of Late Sweetu Hasmukhrai Kathrani), (1.3) Charmy Gautam Chotai (Sister & Legal Heir Of Late Sweetu Hasmukhrai Kathrani), (2) Late Damyanti Hasmukhrai Kathrani Since Deceased, Notice To Be Served Through Her Legal Heirs (2.1) Sheetal Kotak (Daughter & Legal Heir Of Late Damyanti Hasmukhrai Kathrani), (2.2) Hetal Shingala (Daughter & Legal Heir Of Late Damyanti Hasmukhrai Kathrani), (2.3) Charmy Gautam Chotai (Daughter & Legal Heir Of Late Damyanti Hasmukhrai Kathrani) (Loan No - Cash Credit Facilities 50200026187435 As Shreeji Traders, 50200025124082 As Shreenath Canvasing And Commission Agent, 50200026177127 As Shreenath Corporation, 50200026166734 As Devraj Amarsinh & Sons & Eeg-Wctl-Gecl : 8412408)	3,70,50, 332.16 * as on 26.10.2023	land bearing Old City Survey No 152/1/2 and bearing New City Survey No 187 in sheet no 289 located outside Nagnath Gate, Grain Market, Jamnagar 361005	EMD - Rs. 45,000/-	BETWEEN 2.00 PM to 4.00 PM	At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 5,000/-
5	1)Shri Chamunda Krupa Provision Store - through it's proprietor Lakhan Limbabhai Vakatar 2) Lakhan Limbabhai Vakatar 3) Meghabhai Limbabhai Vakatar	Rs. 52,40,523.46* as on 01.10.2025	Property: 2 - Commercial property situated at Ward No 10, TPS No 1, FP No 28 (Paiki), Shop No 29, Vambe Avas, Mayur Nagar, Jamnagar Property: 2 - Commercial property situated at TPS No 1, FP No 116, Shop No	EMD - Rs. 45,000/-	15.10.2025 BETWEEN 10.00 AM to 12.00 PM 15.10.2025	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 5,000/ 11.11.2025 At 11 AM to 12 NOON with unlimited
	4) Khodabhai Limbabhai Vakatar (Loan No : 83857356 & 8147273)		Property: 3 - Commercial property situated at TPS No 1, FP No 116, Shop No 28, Vambe Avas, Mayur Nagar, Jamnagar.	EMD - Rs. 45,000/-	BETWEEN 10.00 AM to 12.00 PM	extension of 5 Mins. & The bid incremental values for said property will be Rs. 5,000/
6	1) Late Kalpeshgiri S Aparnathi Through It'S Legal Heirs / Representative Seena Kalpeshgiri Aparnathi (2) Seena Kalpeshgiri Aparnathi (Loan No : 82988780)	Rs. 13,32,222.13* as on 01.10.2025	Residential Property being Flat No. 404, Maruti Palace Appartment, 4th Floor, B/h Gayatri Temple, Off Kamla Nehru Park Road, Kahapat, Porbandar, in the area called Ravi Park -2, situated at Khapat Revenue Survey No 21 (P) 1, Taluka – District – Porbandar, 360575.	EMD - Rs. 1,00,000/-	17.10.2025 BETWEEN 09.00 AM to 11.00 AM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 10,000/
7	1) Shailesh Meraman Karavadra & 2) Sushma Shailesh Karavadra (Loan No : 83097617)	Rs. 14,02,205.34* as on 01.10.2025	Commercial Property Being Shop No 15, Ground Floor, Jaynath Market, Opposite Vegetable Market, Limda Chowk, Bhadrakali Road, Porbandar – 360575 & Constructed On Land Of Part 15 With One Shop Thereon At Ground Floor City Survey No 3438 Paiki Of City Survey Ward No 2 Of Porbandar.	EMD - Rs. 70,000/-	17.10.2025 BETWEEN 09.00 AM to 11.00 AM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 10,000/
8	1) Hiren Ramesh Dave 2) Aarti Hiren Dave 3) Ramesh Samjibhai Dave (Loan No 82993961)	Rs. 17,98,340.13* as on 01.10.2025	Residential Property Known As "Chamunda Krupa", Plot No 81, Mill Para, Street No 4, Near Vachhraj Dada Temple, Mill Para Main Road, Porbandar East Side Of Plot No 81 In Area Called Khadi Katha, Situated At Porbandar Ward No 2, City Survey No 5201, At Porbandar – 360575.		17.10.2025 BETWEEN 09.00 AM to 11.00 AM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 15,000/
9	1) Gopal Harjibhai Masani 2) Ashaben Gopalbhai Masani (Loan No 81439146)	Rs. 13,04,761.61* as on 01.10.2025	Residential Property Being Quarter No E 82, In Gujarat Housing Board Colony, (Maruti Nandan Housing Board Colony), Kadiya Plot, Porbandar - 360575 And Situated At Kadiya Plot Area In Porbandar City Survey Ward No 2, Survey No 6012 Block No 82 Admeasuring 37.10 Sq Mts At Porbandar.		17.10.2025 BETWEEN 11.00 AM to 01.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said 10,000/-
10	1) Tulsi Zerox A Proprietorship Firm Through It'S Proprietor Linesh Maganlal Vadher 2) Linesh Maganlal Vadher 3) Dharmesh Maganlal Vadher (Loan No - 81548661)	Rs. 34,49,379.23* as on 01.10.2025	Residential House Constructed On Plot No 22 Property Is Situated On The Land Of Part A Of Plot No 22 Paikee Of City Survey No 1453 Paikee And On Land Admeasuring 46-20 Sqmts Of Part B Of Plot No 22 Paikee Of City Survey No 1453 Paikee Of Village Chhaya, District -Porbandar.		17.10.2025 BETWEEN 11.00 AM to 01.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 15,000/
11	1) Nilesh Kanji Postaria 2) Late Kanjibhai Ramjibhai Postaria Since Deceased, Notice To Be Served Through His Legal Heir & Reprsentative 2.1) Nilesh Kanjibhai Postaria 2.2) Rajesh Kanjibhai Postaria 2.3) Other Legal Heirs Of Late Kanjibhai Ramjibhai Postaria (Loan No: 81029979)	Rs. 16,10,038.67* as on 01.10.2025	Residential Property Known As "Om", Bhatiya Bazar, Kharwawad, Porbandar – 360575, Situated On The Land Admeasuring 126-62-72 Sq Mts , In The Area Known As Bhatiya Bazar, City Survey Ward No 1, City Survey No 2530 Of Porbandar.		17.10.2025 BETWEEN 11.00 AM to 01.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 30,000/
12	(1) JAYESH HEMRAJ SAVJANI, (2) KUNDAN JAYESH SAVJANI (Loan No : 83189737, 84053356 & 8751904)	Rs. 75,57,567.98* as on 01.10.2025	Property-3 COMMERCIAL SHOP BEING SHOP NO S-4, SECOND FLOOR, KUBER LANDMARK COMPLEX, OPPOSITE SADHNA STUDIO, S.V.P ROAD, PORBANDAR.	EMD - Rs. 1,10,000/-	17.10.2025 BETWEEN 02.00 PM to 04.00 PM	extention of 5 Mins & The bid incremental values for said property will be Rs. 15,000/
			Property-5 UNDER CONSTRUCTION RESIDENTIAL PROPERTY BEING BLOCK NO 2, SECOND FLOOR, KAILASH APPARTMENT, VANIYA WAD, NEAR MANEKBHAI PRIMARY SCHOOL, PORBANDAR. Property-7 COMMERCIAL SHOP BEING SHOP NO 009-B, GROUND FLOOR,		17.10.2025 BETWEEN 02.00 PM to 04.00 PM 17.10.2025	11.11.2025 At 11 AM to 12 NOON with unlimited extention of 5 Mins & The bid incremental values for said property will be Rs. 20,000/ 11.11.2025 At 11 AM to 12 NOON with unlimited
40	1) Kamdhanu Taytila Thuangh itia Dagtu an Caring 15		SILVER SHOPPING CENTER, NEAR EVERGREEN STREET, OFF S T ROAD, B/H DREAMLAND CINEMA, PORBANDAR.	EMD - Rs. 50,000/-	BETWEEN 02.00 PM to 04.00 PM	extention of 5 Mins & The bid incremental values for said property will be Rs. 5,000/
13	1) Kamdhenu Textile Through it's Partner Govind Manubhai Dhankecha, 2) Govind Manubhai Dhankecha 3) Jalpesh Vallabhbhai Dhankecha	Rs. 59,77,642.94* as on 01.10.2025	Property 1: Residential Property Constrcted on Southern Side N.A Land admeasuring 83-0060 Sq. Mtrs. of Plot No. 21 RS No. 39/1 Paiki at Royal Park Street No. 3, Nr. Sardar Chowk, Jetpur. Property 2: Residential Property Constrcted on Northen Side N.A Land	 EMD - Rs. 2,90,000/-	17.10.2025 BETWEEN 05.00 PM to 06.00 PM 17.10.2025	11.11.2025 At 11 AM to 12 NOON with unlimited extention of 5 Mins & The bid incremental values for said property will be Rs. 30,000/ 11.11.2025 At 11 AM to 12 NOON with unlimited
14	4) Kalpesh Vallabhbhai Dhankecha Loan No. 84209286 & 8195210 1) Akash Sales A Proprietorship Firm Through It'S Proprietor Akash		admeasuring 83-6240 Sq. Mtrs. of Plot No. 21 RS No. 39/1 Paiki at Royal Park Street No. 3, Nr. Sardar Chowk, Jetpur.	EMD - Rs. 2,90,000/-	17.10.2025 BETWEEN 05.00 PM to 06.00 PM	extention of 5 Mins & The bid incremental values for said property will be Rs. 30,000/ 11.11.2025 At 11 AM to 12 NOON with unlimited
14	Radia 2) Akash Radia, 3) Nagin M Radia 4) Panna N Radia, 5) Dolly Sureshkumar Monani (Loan No : 84842876)	39,07,498.93* as on 01.10.2025	Residential Property Being Known As "Om", Ranjit Para, Near Takshashila School And Moti Vav, Off Porbandar Road, Situated At Ranjit Para, Bhanvad Sheet No 51, City Survey No 378 In Sub District Bhanvad, Registration District Devbhoomi Dwarka.	EMD - Rs. 1,80,000/-	BETWEEN 04.00 PM to 06.00 PM	extension of 5 Mins. & The bid incremental values for said property will be Rs. 20,000/
15	1) Sahely Sari Palace – Through It's Proprietor Sanjaybhai Vallabhbhai Viroja, 2) Sanjaybhai Vallabhbhai Viroja, 3) Sureshbhai Vallabhbhai Viroja, 4) Vallabhbhai Devrajbhai Viroja (Loan No : 84335749 & 8620356)	Rs. 25,92,980.79* as on 01.10.2025	Residential Cum Commercial Property At Bhuva Seri, Nr. Moti Chowk Known As "Nilkanth Provision Store" at CS No. 550(Paiki) in the Registration District & Sub District Jasdan.		28.10.2025 BETWEEN 04.00 PM To 06.00 PM	11.11.2025 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 20,000/
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*With further interest as applicable, incidental expenses costs, charges etc incurred till the date of payment and/or realisation.

NB: to the best of knowledge and information of the Authorized Officer (A.O.) of HDFC Bank Ltd., there are no encumbrances.

Please note that Civil Dispute Pertaining to the Sr. No. 2 " Suntel Besan Mill" is Sub Judice before the Civil Court Morbi.

The particulars in respect of the secured assets specified herein above have been stated to the best of the information of the undersigned, who, however shall not be responsible for any error, misstatement or omission in the said particulars. The tenderer(s)/prospective purchaser(s) are, therefore requested in their own interests, to satisfy himself/themselves with regard to the above and the other relevant details pertaining to the abovementioned property/properties, before submitting the tenders.

Terms & conditions of Sale:-

1. Sale is strictly subject to the terms & conditions stipulated in the prescribed Tender Document/ E-Bidding catalogue and in this notice. Further details of the immovable properties/secured assets and Tender Documents/Online Auction Catalogue can be collected/obtained from the Authorized Officer of HDFC Bank Ltd at 1st Floor, Aakansha Building, Near Suryamukhi Hanuman Temple, Gondal Road, Rajkot - 360002 on any working day or can be downloaded from https://hdfcbank.procure247.com Properties are available for inspection on the

date(s) and time mentioned above in column.

2. Sealed tenders (in the prescribed tender documents/e-bidding catalogue only) along with 10% of the offer amount towards earnest money deposit (EMD) should be deposited in the office HDFC Bank Ltd at 1st Floor, Aakansha Building, Near Suryamukhi Hanuman Temple,

Gondal Road, Rajkot - 360001 on or before 07.11.2025 till 5 PM for the Property Auction Dated 11.11.2025. Payments should be made only by demand drafts/pay orders drawn on a scheduled bank in favour of "HDFC BANK LTD" payable at par at Rajkot. Tenders that are not duly filled up or tenders not accompanied by the EMD or tenders received after the above date prescribed herein will not be considered/ treated as valid tenders, and shall accordingly be rejected. The date of e-auction and time mentioned herein above in column.

3. **Documents**: along with tender documents/e-bidding catalogue the tenderer/s should also attach copy of his/her photo identity proof such as copy of the passport, election commission card, driving license, copy of the pan card issued by the income tax department, aadhar card etc. Please note that proof of residence countersigned by the tenderer/offerer herself/himself also needs to be provided.

4. The Borrower(S)/Mortgagor(S), Guarantor(S) of the Immovable Properties/Secured Assets may, if they so desire, give/sponsor their Best Possible Valid Offer(s) for the immovable properties/secured assets offered for sale provided that the terms and conditions of sale are

duly complied with.

5. The tenderers/prospective purchasers will be given an opportunity to increase/improve their offer/s during online auction. The additional terms and conditions for tenderers/prospective purchasers participating in online auction are: (A) i-Sourcing Technologies Private Limited (Procure247) Is Assisting The Authorized Officer In Conducting The Online Auction. (B) Detailed Terms And Condition For Participating In The Online Auction, Declaration, etc., Can Be Downloaded From Website https://hdfcbank.procure247.com. (C) Upon Receipt of The Necessary Documents As Mentioned Above Within The Stipulated Date and time, a password/user id will be provided by M/s.i-Sourcing Technologies Private Limited to Eligible Tenderers/Prospective Purchasers To Participate In The Online Auction at

https://hdfcbank.procure247.com Necessary trainings will be provided by M/s. i-Sourcing Technologies Private Limited for the purpose.

6. Statutory dues like property taxes/cess and/or builder/society dues, contribution to building repair funds, transfer charges, any other taxes etc. should be ascertained by the tenderer(s)/prospective purchaser(s) and the same shall be borne and paid by the purchaser. The stamp duty, deficit stamp duty if any, Penalties of Deficit Stamp Duty, Other Penalties, legal charges, sale certificate stamp duty, registration charges and GST if any as applicable in respect of the sale certificate to be executed shall be paid by the purchaser alone.

7. The person declared to be the purchaser shall, immediately after such declaration, deposit 25% of the amount of purchase money to the 'Authorized Officer' immediately within 24 Hours and remaining 75% to be deposited within 15 days from the date of auction date, in

default of such deposit, the property shall forthwith be put up again and resold.

8. The auction purchaser has to deduct TDS (as per Income Tax Act) of the Sale Price of the immovable property (Rs.50,00,000/- and above) in the name of the owner of the property & remit it to Income Tax Department as per section 194 IA of Income Tax Act and after deduction of the TDS (as per Income Tax Act), Sale price of the immovable property has to be remitted to the Bank. The Sale Certificate for immovable property will be issued only on full payment (excluding the TDS amount) of Sale Price and on submission of receipt of Form

deduction of the TDS (as per income Tax Act), Sale price of the immovable property has to be remitted to the Bank. The Sale Certificate for immovable property will be issued only on full payment (excluding the TDS amount) of Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of receipt of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and on Submission of Form 26QB & Challan showing deduction of TDS on Sale Price and Sale Price and

priyanshu@procure247.com, mahesh@procure247.com

HDFC Bank reserves its right to accept or to reject highest and/or all offer/s and to cancel entire auction proceedings without assigning any reasons.

This Notice should also be considered as 15/30 Days Notice the Borrowers under Rule 8(6) of the Security Interest (Enforcement) Rule, 2002

Date: 09.10.2025, Place: Gujarat

Sd/-, Authorised Officer, HDFC Bank Ltd.