

**PRITHVI NANDY COMMUNICATIONS**

Prithvi Nandy Communications Ltd CIN: L24200MH9999000424  
Registered office: 89-88 Mittal Chambers Nariman Point Mumbai 400 011

STATEMENT OF STANDALONE AND CONSOLIDATED UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED SEPTEMBER 30, 2023

PARTICULARS	STANDALONE		CONSOLIDATED	
	QUARTER ENDED		QUARTER ENDED	
	September 30, 2023 (Unaudited)	September 30, 2022 (Unaudited)	September 30, 2023 (Unaudited)	September 30, 2022 (Unaudited)
Total income from operations	1,748.34	2,08.92	2,191.28	1,748.34
Net profit / (loss) for the period (before tax, exceptional and extraordinary items)	112.91	(120.42)	70.65	118.81
Net profit / (loss) for the period before tax (after exceptional and extraordinary items)	112.91	(120.42)	70.65	118.81
Net profit / (loss) for the period after tax (after exceptional and extraordinary items)	114.66	(120.76)	72.86	117.13
Total comprehensive income / (loss) for the period (after tax and other comprehensive income (after tax))	118.85	(121.51)	81.24	121.52
Equity share capital (Face Value of ₹ 10 per share)	1,446.70	1,446.70	1,446.70	1,446.70
Earning per share (Face Value of ₹ 10 per share) basic and diluted	0.79*	(0.83)*	0.50*	0.81*
* Not annualised				

Notes: The above results were reviewed by the Audit Committee and approved by the Board of Directors of the Company at its meeting held on November 9, 2023.

The above is an extract of the separate format of the standalone and consolidated Financial Results filed with the Stock Exchanges under regulation 33 of the SEBI (Listing Obligations and Disclosures Requirements) Regulations, 2015. The full format of the quarterly financial results are available on the website of BSE and NSE at [www.bseindia.com](http://www.bseindia.com) and [www.nseindia.com](http://www.nseindia.com) respectively and on Company's website at [www.pncom.com](http://www.pncom.com).

Kishor Palkar, Chief Financial Officer, Mumbai, November 9, 2023

**MUMBAI METROPOLITAN REGION DEVELOPMENT AUTHORITY**  
MMRDA (A Government of Maharashtra Undertaking)  
5th floor, Engineering Division, MMRDA New Office Building, Plot No. R-5, R-6 & R-12, Bandra Kurla Complex, Bandra (E), Mumbai-400015. Tel: 26594000, Fax: 26591264  
E-mail: [leksh.chousaste@mmrda.maharashtra.gov.in](mailto:leksh.chousaste@mmrda.maharashtra.gov.in) Website: [www.mmrda.maharashtra.gov.in](http://www.mmrda.maharashtra.gov.in)

**E-TENDER NOTICE**

Name of Work: 1) Minor Repair work of Span Realigners of Rental Housing Scheme Building of Survey No.570 Hissa No. 02 situated at Mira-Bhayandar, Thane.  
2) Minor Repair work of Janata Dairy Society in Building No.R1 (22 Floors), Survey No. 123 Situated at Mira-Bhayandar, Thane.

Sr. No.	Estimated Cost (Excluding GST) in Rs.	Cost of Blank Tender Form (In Rs.)	Earnest Money Deposit (In Rs.)	Bid document download From	To	Last date of online submission
1.	Rs. 42,08,722/-	Rs. 590/-	₹ 42,10,000/-	10/11/2023 (15:00 Hrs)	17/11/2023 (15:00 Hrs)	17/11/2023 (15:00 Hrs)
2.	Rs. 41,30,848/-	Rs. 590/-	₹ 41,40,000/-	10/11/2023 (15:00 Hrs)	17/11/2023 (15:00 Hrs)	17/11/2023 (15:00 Hrs)

Contract Period: 06 Months (Including Mobilisation)

Note - The e-Tender can be downloaded from e-Tendering Portal: <https://mahatenders.gov.in>

Application, Any additional information, Clarification & help for uploading & downloading the e-tender, may be called by contacting MMRDA's e-tendering service desk at the following id: [support@mmrda.gov.in](mailto:support@mmrda.gov.in) or on Phone No. 0120-4001 002 / 0120-4001 005/0120-6277 787. For further information if required you may please contact SHRI Leksh R. Chousaste, Executive Engineer, on Telephone number 022 - 2659 7739.

Date: 10/11/2023  
Place: Mumbai

Sd/- Executive Engineer, Engineering Division MMRDA

**State Bank of India** Branch - Stress Assets Management Branch - I  
Authorized Officer Details - Mobile No. 9999941041  
Landline No. (022) 26121512  
Free Press Journal Mail Narmada Point, Mumbai - 400011  
Tel. No. 022-41741422 Email: [sa@sbibank.com](mailto:sa@sbibank.com)

**CORRECTION**

With reference to our ADVT/ Publication on 08.11.2023 in these newspapers wherein Notice Date given to Borrowers/Guarantors under proviso of rule 8(B) to be read as 06.11.2023 instead of 09.10.2023. Other contents remain the same.

Date: 06.11.2023  
Place: Mumbai

Authorized Officer: State Bank of India

**REG POST Add/Hand Delivery/Email**

To, Mr. VINAYAK BHIMRAO PAWAR, Room 40 Building 01, Sun Flower Apartment, Near Deepal Park, Vangani, Taluka Ambemba, Badliapur (West), Badliapur, Thane, Kurligaon Maharashtra-400203  
Mr. SANGEETA VINAYAK PAWAR, GHAR No 573, KAMOTHE GHAR, PANVEL, RAIGADHI, MAHARASHTRA-410206

Dear Sir/Madam,  
Sub-Notice U/s 13(2) of Securitisation & Reconstruction Of Financial Assets and Enforcement of Security Interest Act 2002

1. That you and your partner(s) have been sanctioned the following credit facilities by Bank of Maharashtra, Karjat Branch at your request.  
2. That the details of the credit facilities, the securities charged in favour of the Bank and the present outstanding dues are as under.

Sr. No.	Nature & Amt. Of Credit Facility	Security	Total Outstanding as on 03.09.2023
1	New Maha TOP UP UPI/HSDFEP/ Rs. 3,00,000/- (03/09/2022)	Flat no 101, 1st floor, A wing building no 01, Saurabh Dushi residence, S. No 16/1, H/10 & 08, Al. Ward, Tal. Karjat, Dist. Karjat, Maharashtra-410101	₹ 2,73,484/- ₹ 11,12,017/- ₹ 11,27,503/-
2	HSB MASASUP NONPR-SEM-U/ Rs. 11,27,000/- (02/09/2021)	Karjat, Dist. Karjat, Maharashtra-410101	₹ 95,423/- ₹ 1,27,503/-
3	NEW MAHATOP UPI/HSDFEP/ Rs. 1,50,000/- (03/09/2022)	North-by wing B, South-by open space, East & West passage and flat no 102, West-by open space	₹ 1,37,056/- ₹ 1,50,000/- ₹ 1,42,853/-

3. That in consideration of the credit facilities above, you have executed the following documents in favour of the bank and also charged and created securities in favour of the Bank as mentioned below:

Sr. No.	Kind of Document	Date	Kind of Document	Date
1	Application/Request Letter	14.12.2017	If Eligible, then Date of Amendment/Note	08.12.2017
2	Agreement For Housing Loan/TC	14.12.2017	Date of Amendment B	17.12.2017
3	Balances and Confirmation	13.12.2022	Date of Amendment C	18.12.2017
4	Whether Registered	10	RECEIPT DATE	13.12.2020
5	Mortgage or Equitable?	Equitable		11.12.2017

4. That you have failed to adhere to the terms and conditions of sanction and made default and accordingly your account has been classified by Bank of Maharashtra as NPA on 26.08.2023 in accordance with the prescribed norms issued by Reserve Bank of India. In spite of our repeated demands, you have not paid the outstanding amount of ₹ 2,84,811/- plus unpaid interest @ 9% p.a. for a total of ₹ 3,20,000/- (including ₹ 1,42,853/- plus unpaid interest @ 9.30% p.a. for a total of ₹ 60,945.58/- from the date of maturity of the secured assets) as per the notice, failing which, the Bank shall exercise any and/or all the powers under Sub-Sec 4 of sec. 13 of the Act, in which case you shall also be liable to further pay all costs, charges and expenses or other incidental expenses thereof. The powers conferred upon the Act in relation to a) To take possession of the secured assets, wherein the securities have been created in favour of the bank, b) To take over the management of the secured assets including right to transfer by way of lease, assignment or sale, c) To appoint any person as Manager to manage the secured assets, the proceeds of the secured assets shall be taken over by the Manager and the Manager shall manage the secured assets and any transfer of secured assets shall lie in the hands of the Manager in relation to the secured assets, d) To transfer all rights in or in relation to, the secured assets, e) To exercise all rights in or in relation to, the secured assets, f) To exercise all rights in or in relation to, the secured assets, g) To exercise all rights in or in relation to, the secured assets, h) To exercise all rights in or in relation to, the secured assets, i) To exercise all rights in or in relation to, the secured assets, j) To exercise all rights in or in relation to, the secured assets, k) To exercise all rights in or in relation to, the secured assets, l) To exercise all rights in or in relation to, the secured assets, m) To exercise all rights in or in relation to, the secured assets, n) To exercise all rights in or in relation to, the secured assets, o) To exercise all rights in or in relation to, the secured assets, p) To exercise all rights in or in relation to, the secured assets, q) To exercise all rights in or in relation to, the secured assets, r) To exercise all rights in or in relation to, the secured assets, s) To exercise all rights in or in relation to, the secured assets, t) To exercise all rights in or in relation to, the secured assets, u) To exercise all rights in or in relation to, the secured assets, v) To exercise all rights in or in relation to, the secured assets, w) To exercise all rights in or in relation to, the secured assets, x) To exercise all rights in or in relation to, the secured assets, y) To exercise all rights in or in relation to, the secured assets, z) To exercise all rights in or in relation to, the secured assets.

5. The borrower's attention is invited to provisions of sub-section 8 of Section 13 of the Act in respect of the time available to redeem the secured assets.

FOR BANK OF MAHARASHTRA (Saurabh Singh)  
Deputy Zonal Manager & Authorised Officer, Navi Mumbai Zone

**ZONAL STRESS ASSETS RECOVERY BRANCH, BARODA**  
SURAJ PLAZA-3, 4TH FLOOR, SAYAJIGUNJ, BARODA. PHONE : 0265 - 2360022 / 2360033

**E-AUCTION NOTICE FOR SALE OF IMMOVABLE / MOVABLE PROPERTIES**  
APPENDIX - IV-A (See provision to Rule 4 (1) & 8 (1))

**E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE / MOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISO TO RULE 6 (2) & 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.**

**E-AUCTION DATE : 12.12.2023, TIME : 14.00 PM. TO 17.00 PM. - PROPERTY INSPECTION DATE : 05.12.2023, TIME : 11.00 AM TO 15.00 PM**

Notice is hereby given to the public in general and in particular to the Borrower (s)/Mortgagor(s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorized Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", "Whatever there is" and "Without Recourse basis" for recovery of due in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below:-

Sr. No.	Name & Address of Borrower/s / Guarantor/s	Give short description of the immovable property with known encumbrances, if any	Total Dues	Reserve Price EMD and Bid Increase Amount	
1.	M/s. Ayka Pipes & Fitting Pvt. Ltd., Mr. SahilBhai Shaikh, Mrs. Sahraj Shaikh, Mr. AshfaqBhai Shaikh	1) All that part and parcel of the immovable property being residential flat No. A-102, adjoining measuring 1255.00 square feet i.e. 116.63 square meters super built up area, along with undivided share in land measuring about 10.00 square meters lying and located on the 1st Floor of the "A" Building known as "Unity Park", constructed on N.A. land bearing Survey No. 546/Pakke 1, measuring about 3024 square meters out of total area measuring about 3290 square meters, situated at Chhala, within the limits of Vapi Nagar Palika, Vapi, Dist. Valad, Gujarat State, in the name of Mrs. Sahraj Shaikh, (STATUS OF POSSESSION: PHYSICAL) Property ID: BAR858152023016 2) All that part and parcel of the immovable property being residential flat No. A-107, adjoining measuring about 1525 square feet i.e. 141.72 square meters super built up area, along with undivided share in land measuring about 15.00 square meters lying and located on the 1st Floor of the "A" Building known as "Unity Park", constructed on N.A. land bearing Survey No. 546/Pakke 1, measuring about 3024 square meters out of total area measuring about 3290 square meters, situated at Chhala, within the limits of Vapi Nagar Palika, Vapi, Dist. Valad, Gujarat State, in the name of Mrs. Sahraj Shaikh, (STATUS OF POSSESSION: PHYSICAL) Property ID: BAR858152023017 3) All that part and parcel of the immovable property being residential flat No. A-108, adjoining measuring about 925 square feet i.e. 85.96 square meters super built up area, along with undivided share in land measuring about 10.00 square meters lying and located on the 1st Floor of the "A" Building known as "Unity Park", constructed on N.A. land bearing Survey No. 546/Pakke 1, measuring about 3024 square meters out of total area measuring about 3290 square meters, situated at Chhala, within the limits of Vapi Nagar Palika, Vapi, Dist. Valad, State-Gujarat in the name of Mrs. Sahraj Shaikh, (STATUS OF POSSESSION: PHYSICAL) Property ID: BAR858152023018 4) All the right, title and interest in immovable property being residential flat No. 103, with super built up area measuring about 1050.00 sq. feet, e. 97.54 sq. mtrs. lying on the 1st floor of "C" Wing of building known as "Prize Apartments" along with undivided proportionate share in land measuring 10.00 sq. mtrs. under the said building situated and constructed on N.A. land bearing Survey No. 471A/Pakke 7, measuring about 2326.00 sq. mtrs. of village Dunga within the limit of Vapi Nagar Palika, Taluka Vapi, District Valad in the name of Mrs. Sahraj Shaikh (STATUS OF POSSESSION: PHYSICAL) Property ID: BAR858152023019 5) All the right, title and interest in immovable property being residential flat No. 205, with super built up area measuring about 1225.00 sq. feet, e. 113.80 sq. mtrs. lying on the 2nd floor of "C" Wing of building known as "Prize Apartments" along with undivided proportionate share in land measuring 10.00 sq. mtrs. under the said building situated and constructed on N.A. land bearing Survey No. 471A/Pakke 7, measuring about 2326.00 sq. mtrs. of village Dunga within the limit of Vapi Nagar Palika, Taluka Vapi, District Valad in the name of Mrs. Sahraj Shaikh (STATUS OF POSSESSION: PHYSICAL) Property ID: BAR858152023020	Amount of Rs. 7,28,71,955.54 (Rupees Seven Crores Twenty Eight Lacs Seventy Nine Thousand Nine Hundred Fifty Five & Paise Folly Four only) as on date 06.11.2023, (see per UPO/ACS) Minus recovery therefor plus interest & other expenses thereon.	1) 19,00,000/- 2) 1,90,000/- 3) 10,000/- 1) 22,00,000/- 2) 2,20,000/- 3) 10,000/- 1) 16,60,000/- 2) 1,60,000/- 3) 10,000/- 1) 12,50,000/- 2) 1,25,000/- 3) 10,000/- 1) 15,00,000/- 2) 1,50,000/- 3) 10,000/-	1) 19,00,000/- 2) 1,90,000/- 3) 10,000/- 1) 22,00,000/- 2) 2,20,000/- 3) 10,000/- 1) 16,60,000/- 2) 1,60,000/- 3) 10,000/- 1) 12,50,000/- 2) 1,25,000/- 3) 10,000/- 1) 15,00,000/- 2) 1,50,000/- 3) 10,000/-

For detailed terms and conditions of sale, please refer/visit to the website link provided in <https://www.bankofbaroda.in/e-auction.htm> and <https://ibapi.in>.  
<https://www.mstec.com.com/auctionhome.com/auctionhome/bapi/index.jsp> Also, prospective bidders may contact the authorized officer on Tel. No. 0265236022/0265236003, Mo. 9406831031, e-mail-[amrsg@bankofbaroda.com](mailto:amrsg@bankofbaroda.com).

Date : 08.11.2023, Place : Baroda

Authorized Officer, Chief Manager, Bank of Baroda

**EXTRACT OF CONSOLIDATED UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND SIX MONTH ENDED 30TH SEPTEMBER 2023**

Sl. No.	Particulars	Quarter ended		Six Month ended		Year ended
		30-September-23	30-September-22	30-September-23	30-September-22	31-March-23
		Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Total income from operations	1,832.59	2,257.02	3,759.11	4,485.94	8,267.30
2	Net Profit / (Loss) for the period (before tax and exceptional items) #	12.23	79.58	53.84	(17.00)	(528.89)
3	Net Profit / (Loss) for the period before tax (after exceptional item) #	13.76	302.88	55.37	48.30	(119.15)
4	Net Profit / (Loss) for the period after tax (after exceptional item) #	6.38	310.29	49.97	29.62	(62.51)
5	Total Comprehensive income / (loss) for the period (Comprising Profit / (Loss) (after tax) and other Comprehensive income / (loss) (after tax))	(11.61)	301.85	58.97	47.51	(63.60)
6	Paid up Equity Share Capital (Face value of ₹ 1 each)	151.31	151.31	151.31	151.31	151.31
7	Reserves (excluding revaluation reserves, including security premium)	(806.72)	(890.13)	(806.72)	(890.13)	(865.69)
8	Securities premium account	2,650.87	2,650.87	2,650.87	2,650.87	2,650.87
9	Net worth (including non-controlling interest)	(655.41)	(738.62)	(655.41)	(738.62)	(714.38)
10	Paid up Debt Capital / outstanding debt	2,398.70	5,480.82	2,398.70	5,480.82	5,294.52
11	Outstanding Redeemable Preference Shares	-	-	-	-	-
12	Debt Equity Ratio (in times)	0.77	1.00	0.81	0.51	0.30
13	Earnings per share of ₹ 1 each) not annualised (continuing operations)	0.04	2.05	0.33	0.20	(0.35)
	a) Basic (in ₹)	0.04	2.05	0.33	0.20	(0.35)
	b) Diluted (in ₹)	0.04	2.05	0.33	0.20	(0.35)
14	Earnings per share of ₹ 1 each) not annualised (discontinued operations)	(0.06)	0.06	(0.00)	0.07	0.16
	a) Basic (in ₹)	(0.06)	0.06	(0.00)	0.07	0.16
	b) Diluted (in ₹)	(0.06)	0.06	(0.00)	0.07	0.16
15	Capital redemption reserve	-	-	-	-	-
16	Debture redemption reserve	(695.11)	(770.31)	(695.11)	(770.31)	(754.08)
17	Debt service coverage ratio (annualised) (in times)	1.19	1.51	1.27	0.76	0.49
18	Interest Service Coverage Ratio (annualised) (in times)	-	-	-	-	-

# Exceptional items adjusted in the Statement of Profit and Loss in accordance with Ind AS Rules / AS Rules, whichever is applicable.  
\* Represents EPS of less than ₹ 0.01 per equity share

Notes:  
1 Key standalone financial information : ₹ in crore

Particulars	Quarter ended		Six Month ended		Year ended
	30-Sep-23	30-Sep-22	30-Sep-23	30-Sep-22	31-Mar-23
	Unaudited	Unaudited	Unaudited	Unaudited	Audited
Total income from operations	1,138.76	1,249.07	2,369.63	2,221.81	5,222.01
Profit before tax	53.25	313.35	72.96	163.10	254.89
Profit after tax	52.35	312.78	71.30	162.02	253.42

2 The above is an extract of the detailed format of financial results filed with the Stock Exchanges under Regulations 33 and 52 of the SEBI (Listing Obligation & Disclosures Requirements) Regulations 2015. The full format of the quarterly financial results are available on the website of BSE and NSE at [www.bseindia.com](http://www.bseindia.com) and [www.nseindia.com](http://www.nseindia.com) respectively and on Company's website at [www.hccindia.com](http://www.hccindia.com).

3 The above results have been reviewed by audit committee and approved by the Board of Directors at their meeting held on 9th November, 2023.

for Hindustan Construction Company Limited  
Sd/-  
Jaspreet Bhullar  
Managing Director & Chief Executive Officer  
DIN : 03644691

**ASREC (India) Limited** Saitane Corporate park, Building No. 2, G. Road, Andheri Ghoshkar link Road Chakala, Andheri (E) MUMBAI 400 093.

Ref: ASREC/SARFAESI/NNM/225/2023-24 Date: 08.09.2023

1. M/s. N. N. Enterprises, Guarantor: A. Mr. Natarwan Natarwan Parbhat  
i.e. Mr. Nagan Babu Khan Address: 701, Neha Co op HSG Society, S.V.Road, Near Bank of Maharashtra Address: CTS No. 102/22/105, Penkar Pada Dahisar(East), Mumbai-400068 Street: Near Raju Industrial Estate, Dahisar, Checknaka, Mira Road (E)-400068  
2. Mr. Nagan Babu Khan Address: 155, Gaudin Waldor, Azadnagar, Swami Samarth Nagar, Chichawra, Opp Millat Nagar, Andheri (W)-400053  
3. Mr. Nileep Kumar Lal Chand Parwar Address: CTS No. 102/22/105, Penkar Pada Dahisar(East), Mumbai-400068 Street: Near Raju Industrial Estate, Dahisar, Checknaka, Mira Road (E)-400068  
4. Mrs. Anantaram Anjan Khande Address: 155, Gaudin Waldor, Azadnagar, Swami Samarth Nagar, Chichawra, Opp Millat Nagar, Andheri (W)-400053  
5. Mrs. Pooja Natarwan Parbhat Address: 701, Neha Co op HSG Society, S.V.Road, Near Bank of Maharashtra Bahra Motors, Bhayandrapada Tal & Dist Thane - (Dahisar(East), Mumbai-400068 400061)

SUB: Demand Notice U/s 13(2) of SARFAESI Act, In the a/c of M/s. N. N. Enterprises Classified as NPA

ASREC (India) Limited is a Company incorporated under the Companies Act, 1956 and registered with Reserve Bank of India as Securitisation and Asset Reconstruction Company under the provisions of Section 3 of SARFAESI Act and having its registered office at 201/202, Building No. 2, Saitane Corporate Park, Andheri-Kurla Link Road, Andheri (E) Mumbai-400093. The undersigned is an Authorized Officer of ASREC (India) Limited duly appointed to enforce the security interest and taking other legal measures for recovery of due under SARFAESI Act, do hereby issue you notice as follows:

1. M/s. N. N. Enterprises and its Partners / i.e. Mr. Nagan Babu Khan & Mr. Nileep Kumar Lal Chand Parwar (hereinafter referred to as "the borrower") were granted financial assistance by way of credit facility by Vasavi Vikas Sahakar Bank Ltd. the original lender under execution of various financing agreements, security agreements, Guarantee agreements and, such terms and conditions contained therein. Pursuant to such credit facility the borrower availed and utilized such credit facilities. To secure the said credit facilities you addresses herein above have created security interest in favour of Vasavi Vikas Sahakar Bank Ltd. Details of credit facilities sanctioned is annexed herewith and marked as ANNEXURE I. The details of secured immovable properties are annexed herewith and marked as ANNEXURE II.

1. In consequence of the default committed by you addresses borrower/guarantors/ mortgagees in respect of such credit facilities, the Vasavi Vikas Sahakar Bank Ltd. assigned the account as non-performing asset (NPA) on 31.03.2021 as in their books of accounts, in accordance with the guidelines and directives issued by Reserve Bank of India from time to time.

2. Pursuant to the Assignment deed dated 04.01.2022 Vasavi Vikas Sahakar Bank Ltd. the original lender irrevocably transferred, assigned the financial assets of M/s. N. N. Enterprises along with all rights, title and interest together with underlying security with the secured creditor ASREC (India) Limited. Consequently, the ASREC (India) Limited has become secured creditor of M/s. N. N. Enterprises the borrower company by virtue of Section 5 of SARFAESI Act and entitled to pursue recovery proceeding in its own name and recover the due from the borrower/guarantors/mortgagees. Therefore, the undersigned is entitled to issue this demand notice.

3. In view of the aforesaid circumstances, the undersigned hereby do give notice you addresses under sub-section (2) of Section 13 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and hereby call upon you to pay in full and discharge your liabilities aggregating to Rs. 7,83,78,502/- (Rupees Seven Crores Eighty Three Lacs Seventy Three Thousand Five Hundred Twenty Three and Paise Forty Six Only) as on 31.08.2023 with future interest thereon at the contractual rate as indicated in Annexure-I till the date of realization within a period of Sixty (60) days from date of this notice.

4. The undersigned further give you notice that in case you addresses fail to make the payment of aforesaid amount with interest within the period of 60 (sixty) days from the date of this notice, then the undersigned shall be constrained to exercise all or any of the rights under the provisions of sub-section (4) of Section 13 of SARFAESI Act for enforcement of security interest in immovable property as described in ANNEXURE - I. It is hereby notified that the intervention of any court or Tribunal, entirely at your risk as to costs and consequences thereof.

5. You are hereby also put on notice and your attention is invited to the provisions of SARFAESI Act, Section 13(8) of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with rule 3(5) of the security interest (Enforcement) (Amendment) Rules 2002, you can tender the amount due to us, the secured creditor together with all costs, charges and expenses incurred by us at any time before the date of publication of the notice by making quotations or tender from the public or by the private treaty for transfer by way of lease or assignment or otherwise of the secured asset. Please also note that the amount of the dues together with all costs, charges and expenses incurred by the secured creditor is not to be tendered before the date of publication of the notice for transfer by way of lease or assignment or sale of the secured asset by public auction or by inviting quotation or tender from the public or private treaty as stated above; you shall not be further entitled to redeem the secured asset(s).

6. Please note that if you failed to tender the dues within 60 days and if we secured creditor exercise its rights under the act and if the dues are not fully satisfied by the sale of proceeds of the secured asset, we shall be constrained to take appropriate legal action against you in the court of law (debt recovery Tribunal) for recovery of the balance dues from you.

7. Your attention is invited to sub-section 13(2) of Section 13 of SARFAESI Act in terms of which you are barred from transferring, alienating, diminishing any of the secured assets referred to herewith, whether by way of sale, lease or otherwise. Any contravention of this provision is an offence and punishable under SARFAESI Act.

8. Please note that this demand notice is issued without prejudice and to and shall not be construed as waiver of any other or remedy available to ASREC (India) under existing law in force.

A/c. No as per Assignors record	Rate of Interest	Principal U/s.	Interest Receivable + Unpaid Interest	Total U/s. as on 31.08.2023	
				Unpaid Interest	Unutilized Charge
DD-71	10.50%	3,86,80,809=00	2,15,74,754=16	6,02,55,563=16	6,02,55,563=16
FITL-71	9.00%	63,52,772=00	15,16,822=77	78,69,594=77	78,69,594=77
FITL-100	9.00%	82,73,049=00	19,75,319=53	1,02,48,365=53	1,02,48,365=53
<b>TOTAL</b>		<b>5,33,06,627=00</b>	<b>2,50,66,896=46</b>	<b>7,83,73,523=46</b>	<b>7,83,73,523=46</b>

ANNEXURE II

1 Flat No. A/203 on 24th Floor area measuring 328 sq. ft. (Carpet Area) 1332 sq. ft. (Built Up) in the building known as DIELQ, CASA UNWIS near Bahra, C/O. Road, Bhayandrapada, Chhachhoad Road, Tal & Dist Thane - 400061. Owned by Mr. Nileep Kumar Parwar.

Place: Mumbai  
Date: 08.09.2023  
Yours faithfully,  
(N. N. Enterprises)  
Authorized Officer  
FOR ASREC (INDIA) LTD.

**Hindustan Construction Co. Ltd.**  
Registered