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HDB Financial Services Limited
REGISTERED OFFICE: Radhika, 2nd floor, Law Garden Road, Navrangpura, Ahmedabad, Gujarat - 380009.
Branch Office: 101, First Floor, Vrushabhruji Corpsace Building, Opp. Westside Shop, Nr. Shyamal Cross Road, Ahmedabad - 380015

Possession Notice

Whereas, The Authorised Officer Of HDB Financial Services Limited, 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 Rules 3 Of The Security Interest (Enforcement) Rules, 2002 Issued Demand Notice To The Borrower/S As Detailed Here under, Calling Upon The Respective Borrowers To Repay The Amount Mentioned In The Said Notice With All Costs, Charges And Expenses Till Actual Date Of Payment Within 60 Days From The Date Of Receipt Of The Same. The Said Borrowers/ Co Borrowers Having Failed To Repay The Amount, Notice Is Hereby Given To The Borrowers/ Co Borrowers And The Public In General That The Undersigned In Exercise Of Powers Conferred On Him Under Section 13(4) Of The Said Act R/W Rule 8 Of The Said Rules Has Taken **Symbolic Possession** Of The Property Described Here under Of The Said Act On The Date Mentioned Along-With. The Borrowers In Particular And 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 HDB Financial Services Limited, For The Amount Specified Therein With Future Interest, Costs And Charges From The Respective Date.

Details Of The Borrower And Co-Borrower Under Scheduled Property, With Loan Account Numbers No. Outstanding Dues, Date Of Demand Notice And Possession Information Are Given Herein Below:

(1) Borrower And Co-Borrowers: 1. LAKSHMINARAYAN GANGABISHAN 2. PATTERN APPAREL PRIVATE LIMITE 3. SRI BALAJI TRADING CO., 4. FABRIT FASHION WEAR, 5. RENU RAJKUMAR PERIWAL, 6. KRISHNAKUMAR GANGABISHAN PERIWAL, 7. PRADIPKUMAR GANGABISHAN PERIWAL, 8. SANJAYKUMAR DWARKAPRASAD MAESHWARI, 9. KAUSHALYADEVI KRISHNAKUMAR PERIWAL, 10. RENU RAJKUMAR PERIWAL, 11. PRIYADEVI PRADIPKUMAR PERIWAL, 12. RAJKUMAR GANGABISHAN PERIWAL, 13. SANGITA G MAHESHWARI, 14. KRISHNAKUMAR GANGABISHAN PERIWAL, R/O- 1ST FLOOR, G-32, MADHAVPURA MARKET, NR. POLICE COMMISSIONER OFFICE, SHAHIBAUG ROAD, AHMEDABAD AHMEDABAD-380004 GUJARAT & FLAT NO. 404 ADITYA APARTMENT ADITYA APARTMENT OWNERS ASSOCIATION SURVEY NO. 2297, TPS NO. 19, PP NO. 159/ AHMEDABAD-380014, & FLAT NO. 301 ADITYA APARTMENT 15 MITHILA COLONY NAVRANG SCHOOL SIX ROADS AHMEDABAD AHMEDABAD-380014 GUJARAT & FIRST FLOOR, G-34, MADHAVPURA MARKET, NR. POLICE COMMISSIONER OFFICE, SHAHIBAUG ROAD, AHMEDABAD AHMEDABAD GUJARAT- 380004 & 1 ST FLOOR G-32 MADHAVPURA NR POLICE COMMISSIONER OFFICE SHAHIBAUG ROAD AHMEDABAD AHMEDABAD GUJARAT- 380004. **(2) Loan Account Number:-** 34314921, 37240158, 36865623, 37307261 **(3) Loan Amount In INR:-** Rs.9700000/- (Rupees Ninety Seven Lakhs Only) by loan account number 34314921 and to the tune of Rs.7000000/- (Rupees Seven Lakhs Only) by loan account number 37240158, and to the tune of Rs. 4800000/- (Rupees Forty Eight Lakhs Only) by loan account number 36865623, and to the tune of Rs.340000/- (Rupees Three Lakhs Forty Thousand Only) by loan account number 37307261. **(4) Detail Description Of The Security Mortgage Property:-** (A) All That Piece And Parcel Of Residential Property Bearing Flat No 404 In The Scheme Known As "Aditya Apartment" Aditya Apartment Owners Association Situated On City Survey No 2297 TPS No 19 PP No 159 (Old No 154), Mouje Shaikhpur-Khanpur, Taluka Sabarmati District And Sub District Ahmedabad Hereto And Along With All Elementary Rights And Other Rights And Interests In Respect Of The Said Property (B) All That Part And Parcel Of Residential Property Bearing Flat No 301 In The Scheme Known As "Aditya Apartment" Aditya Apartment Owners Association Situated at City Survey No 2297 TPS No 19 PP No 159 (Old No 154), Mouje Shaikhpur-Khanpur, Taluka Sabarmati District And Sub District Ahmedabad/ ADMEASURINGS ABOUT 100 SQ. YARDS) Hereto And Along With All Elementary Rights And Other Rights And Interests In Respect Of The Said Property. Which property are bounded as below, **(5) Demand Notice Date:** 30/04/2025. **(6) Amount Due In INR:-** Rs.1,49,40,234.75/- (Rupees One Crore Forty Nine Lakh Forty Thousand Two Hundred Thirty Four - Paise Seventy Five Only) as of 30.04.2025, And Future Contractual Interest Till Actual Realization Together With Incidental Expenses, Cust And Charges Etc. **(7) Possession Date:** 10-07-2025.

1. 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 Asset.

2. For Any Objection And Settlement Please Contact **Mr. Ramkaran Mishra no. 7600116009 (Area Collection Manager)**, Mr. Prashant Makhecha : Cont No. 7600800900 (Zonal Collection Manager) And Mr. Dharmveer Poonia Mobile No. 9664046604 (Legal Manager) At HDB Financial Services Limited.

PLACE: Ahmedabad
DATE: 12/07/2025

Sd/-
For HDBFS
AUTHORISED SIGNATORY

POSSESSION NOTICE				
Whereas, the authorized officer of Jana Small Finance Bank Limited 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 notices to the borrower(s)/ Co-borrowers(s) calling upon the borrowers to repay the amount mentioned against the respective names together with interest thereon at the applicable rates as mentioned in the said notices within 60 days from the receipt of the said notices, along with future interest as applicable incidental expenses, costs, charges etc. incurred till the date of payment and/or realisation.				
Sr. No.	Loan No.	Borrower/ Co-Borrower/ Guarantor/ Mortgagor	13(2) Notice Date/ Outstanding Due (In Rs.) as on	Date/ Time & Type of Possession
1	45190430000110	1) Parmar Jagadish Dhruvarajbhai 2) Parmar Labhuben Jivrajbhai	19/04/2025, Rs. 478608/- (Four Lakh Seventy Eight Thousand Six Hundred and Eight Rupees Only) as of 14/04/2025	Date: 10/07/2025 Time:- 11:18 AM & Symbolic Possession
Description of Secured Asset: All that piece and parcel of the Immovable property comprising of Gamtal Property/House No 200 Land Admeasuring 2000.00 Sq. Feet i.e. 167.22 Sq. Meter., With Construction There On 789.00 Sq. Feet., i.e. 72.46 Sq. Meter., Village: Piparala, Ta- Sihor, District- Bhavnagar. Boundaries: East: Property of Talshibhai Vashrambhai Gohil, West: Property of Jivrajbhai Tapubhai Gohil, North: Road, South: Property of Devajibhai Tapubhai Gohil.				
2	45259420003253	1) Pankaj Rajaram 2) Varshasharma Pankajsharma	10/01/2025, Rs.950553/- (Nine Lakh Fifty Thousand Five Hundred Fifty Three Rupees Only) as of 07/01/2025	Date: 10/07/2025 Time:- 07:20 AM & Physical Possession
Description of Secured Asset: Non-Agricultural Plot of Land in District: Surat, At Registration District & Sub District: Mangrol, Moje: Lindiyad, Lying Being Land Bearing R.S. No.242, 243, 319, 320, 322/2, Old Block No. 218, After Re-Survey New Block No. 228, Admeasuring 4842.00 Sq. Mtrs., Known As "RADHEKRISHNA RESIDENCY" Paikri Plot No. 19, Admeasuring 40.15 Sq. Mtrs. (After K.J.P. Block No.228/19) Road, C.O.P. Undivided Share of Land Admeasuring 18.90 Sq. Mtrs., Boundaries: North By: Plot No. 18, South By: Plot No. 20, East By: Society Internal Road, West By: Plot No. 11.				
3	45248640001469	1) M/s. Chandan Garments Represented by its Proprietor Mr. Rajeshbhai Damodarabhai Lakhani, 2) Mr. Rajeshbhai Damodarabhai Lakhani 3) Mr. Lakhani Vimalbhai Damodarabhai 4) Mrs. Rakshaben Rajeshbhai Lakhani	26/12/2024, Rs.2584102.70/- (Twenty Five Lakh Eighty Four Thousand One Hundred and Two Rupees Seventy Paise) as of 22/12/2024	Date: 10/07/2025 Time:- 07:30 AM & Physical Possession
Description of Secured Asset: All that piece and parcel of the immovable property bearing Shop No.1 on the 1st Floor, Admeasuring 13.5 X 7 i.e. 8.77 Sq. Mts. Along with Undivided Share Land of "JAY JALARAM SHOPPING CENTRE", Situate At Revenue Survey No. 91 Paikri, T. P. Scheme No. 17, Final Plot No. 2, Baroda Pristage Area in Plot No. 109/1 & 109/3 Of Moje Fulpada, City Of Surat, Own By (1) Vimalbhai Damodarabhai Lakhani, (2) Rajeshbhai Damodarabhai Lakhani With All buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth both present and future and bounded on Boundaries on the East: Shop, On The West: Road, On The North: Shop, On The South: Shop No. 2.				
4	45259420000922 & 45259430000490	1) Rashid Sirajaslam Ansari 2) Ansari Khusnuma	15/03/2025, Rs.1140850/- (Eleven Lakh Four Thousand Eight Hundred and Fifty Rupees Only) as of 13/03/2025	Date: 10/07/2025 Time:- 08:30 AM & Physical Possession
Description of Secured Asset: All that piece and parcel of the immovable property bearing non-agricultural plot of land in Mauje Olpad, Lying Being Land Bearing R.S. No.26, 840, Block No. 852, Admeasuring 14, 164.00 Sq. Mtrs., Known As "FAIZA RESIDENCY" Paikri Plot No. 46, Admeasuring 62.76 Sq. Mtrs, Undivided Share of Land Admeasuring 29.98 Sq. Fts., At Registration District & Sub-District Olpad, District-Surat. Boundaries: East: By Road, West: By Road, North: By Plot No. 47, South: By Plot No. 45.				
Whereas, the Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned herein above have failed to repay the amounts due, notice is hereby given to the Borrowers mentioned herein above in particular and to the Public in general that the authorized officer of Jana Small Finance Bank Limited has taken possession of the properties/ secured assets described herein above in exercise of powers conferred on him under section 13 (4) of the said Act read with Rule 8 of the said rules on the dates mentioned above. The Borrowers/ Co-borrowers/ Guarantors/ Mortgagors, mentioned herein above in particular and the Public in general are hereby cautioned not to deal with the aforesaid properties/ Secured Assets and any dealings with the said properties/ Secured Assets will be subject to the charge of Jana Small Finance Bank Limited .				
Place: Ahmedabad Date: 12.07.2025		Sd/- For. Jana Small Finance Bank Limited		
JANA SMALL FINANCE BANK (A Scheduled Commercial 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: 208 to 213, 2nd Floor, Shangrila Arcade, Above Saraswat Bank, 100 Feet Anand Nagar Road, Shyamal, Ahmedabad, Gujarat-380015.				

CAPRI GLOBAL HOUSING FINANCE LIMITED				
Registered & Corporate Office :- 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013 Circle Office :- 9-B, 2nd floor, Pusa Road, Rajinder Place, New Delhi-110060				
APPENDIX- IV-A [See proviso to rule 8 (6) and 9 (1)] Sale notice for sale of immovable properties E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to rule 8 ((6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Constructive/physical possession of which has been taken by the Authorised Officer of Capri Global Housing Finance Limited Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on dates below mentioned, for recovery of amount mentioned below due to the Capri Global Housing Finance Limited Secured Creditor from Borrower mentioned below. The reserve price, EMD amount and property details mentioned below.				
SR. NO.	1.BORROWER(S) NAME 2. OUTSTANDING AMOUNT	DESCRIPTION OF THE MORTGAGED PROPERTY	1. DATE & TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION OF EMD 3. DATE & TIME OF THE PROPERTY INSPECTION	1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. INCREMENTAL VALUE
1.	1.Mr. Prafulbhai Arjanbhai Zalu ("Borrower") 2.Mrs. Sumita Prafulbhai Jalu (Co-borrower) LOAN ACCOUNT No. LNLHJUN000058104 (Old) / 50300000830400 (New) Rs. 39,12,707/- (Rupees Thirty Nine Lacs Twelve Thousand Seven Hundred and Seven Only) as on 26.05.2025 along with applicable future interest.	All that piece and parcel of immovable property Residential House constructed on the land of Plot No. 18/Paiki east side land admeasuring 74.31 Sq. Mts. (known as Sub-Plot No. 18/B) of R.S. No. 85/2 land admeasuring Ac. 3-18 Guthas of Keshod, known as "Shiv Nagar", opposite Amrut Nagar, located within the limits of Keshod Nagarpalika, Ta. Keshod, Dist. Junagadh, Gujarat - 362220 Bounded as under: East: Adj Property of Plot No. 19. West: Adj Property of Sub Plot No. 18-A. North: Adj 7-62 Mts. Wide Road. South: Adj Property of Plot No.25	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 29,70,000/- (Rupees Twenty Nine Lacs Seventy Thousand Only) EARNEST MONEY DEPOSIT: Rs. 2,97,000/- (Rupees Two lacs and Ninety Seven Thousand Only) INCREMENTAL VALUE: Rs. 20,000/- (Rupees Twenty Thousand Only)
2.	1. Mr. Bharatnath Dayanath Nathbava ("Borrower") 2.Mrs. Bhavnaben Nathbava (Co-borrower) LOAN ACCOUNT No. LNCGHGNDHL0000000796 (OLD)/51200000494013 (New) Rs. 7,37,174/- (Rupees Seven Lac Thirty-Seven Thousand One Hundred and Seventy Four Only) as on 26.05.2025 along with applicable future interest.	All Piece and Parcel of Land bearing Residential Plot Unit - A, Area Admeasuring 50.75 Sq. Mts., South Part of Plot No. 64, R.S. No. 193/ Paiki/9/ Paiki 1, Village Gokuldham, Behind Swaminarayan Nagar, Satapur Road, Rata Talav, Taluka Anjar, District Kutch, Gujarat - 370110, Bounded as follows:, North: Northern part of Plot No. 64 South: Plot No. 63, East: 9 Mts. Wide Road, West: Plot No. 42	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 4,95,000/- (Rupees Four Lacs and Ninety Five Thousand Only) EARNEST MONEY DEPOSIT: Rs. 49,500/- (Rupees Forty- Nine Thousand Five Hundred Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)
3.	1. Mr. Jitendrabhai Veljibhai Chavada ("Borrower") 2. Mrs. Rasilaben Jitendrabhai Chavada (Co-borrower) LOAN ACCOUNT No. LNLHLBRH000037886 (OLD)/ 50300000646832 (New) Rupees 15,26,319/- (Rupees Fifteen Lacs Twenty Six Thousand Three Hundred Nineteen Only) as on 22.01.2025 along with applicable future interest.	All that piece and parcel of Property bearing Flat No. 203, 2nd Floor, adm. area 638 Sq. Fts. i.e., 59.27 Sq. Mtrs. in Gokul Apartment, situated at Block No. 177 (New Block No. 140), City Survey No. 5170 & 5169, constructed on Plot No. 62 & 63 in Amrut Nagar, Nr. Sadhna Hospital, Village Kim Kathodara, Under Amrut Nagar, Taluka Olpad, District Surat, Gujarat - 394110 (adm. Area 17604 Sq. Mtrs., undivided share adm. 14.81 Sq. Mtrs.). Bounded As: East By - Open Sky Land, West By - Passage Gali after Flat No. 204 , North By - Flat No. 202, South By - Open Sky Land	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 5,00,000/- (Rupees Five Lacs Only) EARNEST MONEY DEPOSIT: Rs. 50,000/- (Rupees Fifty Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)
4.	1. Mr. Prasanta Sahu ("Borrower") 2. Mrs. Sadhabani Prasanta Sahu 3. Mrs. Pramila Behera (Co-borrower) LOAN ACCOUNT No. LNLHLBRH000038575 (Old)/ 50300000647134 (New) Rupees 12,29,688/- (Rupees Twelve Lacs Twenty Nine Thousand Six Hundred Eighty Eight Only) as on 24.03.2025 along with applicable future interest.	All that piece and parcel of Property having land and building bearing Plot No. 123, (As per Village Form No. 7/12, Block no. 7/123), adm. Area 933.96 Sq. Fts. i.e., 86.80 Sq. Mtrs. i.e., 103.81 Sq. Yds., together with undivided proportionate share in road and COP in Hasti Park situated on land bearing Old Block No. 48 (New Block No. 7). Near Aashiyana Nagar, Kim-Mandvi Road, Behind HP Petrol Pump, Village Kim-Kathodara, Taluka Olpad, Surat, Gujarat - 394111, Bounded As: East By - Plot No. 80 West By - Road, North By - Plot No. 122, South By - Block No. 16	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 8,00,000/- (Rupees Eight Lacs Only) EARNEST MONEY DEPOSIT: Rs. 80,000/- (Rupees Eighty Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)
5.	1. Mr. Surajkumar Hareshbhai Pandya ("Borrower") 2. Mr. Hariprasad Shankarlal Pandya 3. Mrs. Gayatriben Surajkumar Pandya (Co-borrower) LOAN ACCOUNT No. LNLHLMN000092627 (Old)/ 50300000747953 (New) Rupees 8,52,090/- (Rupees Eight Lacs Fifty Two Thousand and Ninety Only) as on 24.03.2025 along with applicable future interest.	All that piece and parcel of Property having land and building bearing: Milkat No. 1069, Valmiki Vas, Admeasuring Total Area 71.99 Sq. Mtr Built Up Area Present And Future Constructed Area On Said Property situated at Kankrol, Himmat Nagar, Sabarkantha, Gujarat- 383001, Bounded As: North By - House of Vankar Karshanbhai Nathabhai, South By - Passage Then Pandya Amrutbhai Pujabhai House, East By - Road, West By - Passage Then Pandya Bipinbhai House	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 7,65,000/- (Rupees Seven Lacs Sixty Five Thousand Only) EARNEST MONEY DEPOSIT: Rs. 76,500/- (Rupees Seventy Six Thousand Five Hundred Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)
6.	1. Mr. Surendra Yashwant Hedav ("Borrower") 2. Mrs. Priyankaben Surendra Hedav (Co-borrower) LOAN ACCOUNT No. LNLHLBRH000027988/ 51300000645182 Rupees 8,49,519/- (Rupees Eight lacs Forty Nine Thousand Five Hundred Nineteen Only) as on 24.12.2024 along with applicable future interest.	All that piece and parcel of property viz. Flat No. 319, Third Floor Building No -C, known as Gokuldham Apartment situated at Uttyadra bearing R.S. No.-239/B Total area 6952.00, Gram Panchayat Milkat No. 488, its land Paikree 6603.0938 Sq. Mts. Paikree Plot No. 1 to 7 and Plot No. 30 to 35, total Plot area 873.15 Sq. Mts. Paikree Building C, of Village: Uttyadra, Taluka: Ankleshwar, District: Bharuch, Gujarat - 394120 admeasuring about Carpet area 30.89 Square Meters, in the said property. Bounded as under: East-Common Road , West-Building C Third Floor Flat No. 318, North-Common Road, South-Building C Common Pasaj	1. E-AUCTION DATE: 31.07.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.07.2025 3. DATE OF INSPECTION: 29.07.2025	RESERVE PRICE: Rs. 2,50,000/- (Rupees Two Lacs Fifty Thousand Only) EARNEST MONEY DEPOSIT: Rs. 25,000/- (Rupees Twenty-Five Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)
For detailed terms and conditions of the sale, please refer to the link provided in Capri Global Housing Finance Limited Secured Creditor's website i.e. www.caprihome loans.com/auCTION TERMS & CONDITIONS OF ONLINE E-AUCTION SALE:- 1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities. 2. Particulars of the property / assets (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extent & dimensions may differ. 3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or any representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before submission of bid/s. 4. Auction/bidding shall only be through "online electronic mode" through the website https://sarfaesi.auctiontigner.net Or Auction Tiger Mobile APP provided by the service provider M/S eProcurement Technologies Limited, Ahmedabad who shall arrange & coordinate the entire process of auction through the e-auction platform. 5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc. 6. For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S E-Procurement Technologies Ltd. Auction Tiger, Ahmedabad (Contact no. 079-68136880/68136837), Mr. Ramprasad Sharma Mob. 800-002-3297/ 79-6120 0559. Email: ramprasad@auctiontigner.net. 7. For participating in the e-auction sale the intending bidders should register their name at https://sarfaesi.auctiontigner.net well in advance and shall get the user id and password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider. 8. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested bidders through Demand Draft/NET/RTGS in favor of "Capri Global Housing Finance Limited" on or before 30.07.2025 9. The intending bidders should submit the duly filled in Bid Form (format available on https://sarfaesi.auctiontigner.net) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer, Capri Global Housing Finance Limited Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 latest by 03:00 PM on 30.07.2025. The sealed cover should be super scribed with "Bid for participating in E-Auction Sale" in the Loan Account No. _____ (as mentioned above) for property of "Borrower Name". 10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited to enable them to allow only those bidders to participate in the online inter-se bidding /auction proceedings at the date and time mentioned in E-Auction Sale Notice. 11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited extension of "10" minutes each, i.e. the end time of e- auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension. 12. Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone. 13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Capri Global Housing Finance Limited, Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings. 14. The successful bidder shall deposit 25% of the bid amount (including EMD) within 24 hour of the sale, being knocked down in his favour and balance 75% of bid amount within 15 days from the date of sale by DD/Pay order/NET/RTGS/Chq favouring Capri Global Housing Finance Limited. 15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount already paid (including EMD) will be forfeited and the property will be again put to sale. 16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount. 17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) (if applicable) and submit TDS certificate to the Authorised officer and the deposit the entire amount of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, failing which the earnest deposit will be forfeited. 18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate. Bids shall be made taking into consideration of all the statutory dues pertaining to the property. 19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges. 20. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser. 21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is postponed to a later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider. 22. The decision of the Authorised Officer is final, binding and unquestionable. 23. All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them. 24. Please Note that any movable items (if any) lying in the property is not offered with this Sale. 25. For further details and queries, contact Authorised Officer, Capri Global Housing Finance Limited: Mr. Jeet Brahmabhatt Mo. No. 9023254458/9799395860. 26. This publication is also 15 (Fifteen) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) and 9 (1) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above mentioned date / place.				
Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Capri Global Housing Finance Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully. Place : GUJARAT Date : 12 - JULY-2025 Sd/- (Authorised Officer) Capri Global Housing Finance Limited				

Ahmedabad

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