



Home First Finance Company India Limited

CIN: L65990MH2010PLC240703,
Website: homefirstindia.com Phone No.: 180030008425 Email ID: loanfirst@homefirstindia.com

APPENDIX- IV-A [See proviso to rule 8 (6)]
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) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Co-Borrower (s) as per column (ii) that the below described immovable properties as per column (iii) mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Home First Finance Company India Limited for realization of its dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(2) of the said Act proposes to realize dues by sale of the said property/ies and it will be sold on "As is where is", "As is what is", and "Whatever there is" as described hereunder. The auction will be conducted "On Line", for the recovery of amount due from Borrower (s) and Co-Borrower (s) as per column (i), due to Home First Finance Company India Limited.

Sr. No.	Name Borrower (s) and Co-Borrower (s)	PROPERTY ADDRESS	Date of Demand Notice	Demand Notice Amount	Date of Possession	Market Value	EMD Amount	Date and Time of Auction	Last Date & Time of Submission Of Emd & Documents	Number of Authorised officer
1.	Durgesh Kumar Singh,Rekha Kumari Singh,Mithlesh Singh	Plot No-54, Silver City -3, Nr. Green City, Survey No.183, Old R.S No.54 Paiki 2, Moje Dadhal,Nr. Raj Homes,Jitali, Ankleshwar,Gujarat 393001 Bounded by North-Block No 184, South-Plot No 53, East-Plot No 46-A, West-Society Road.	03-11-2024	18,00,023	07-01-2025	17,06,490	1,70,649	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9512242290
2.	Chandegra Keval Hareshbhai,Chandegara Hareshbhai Manjibhai,Chandegara Umlila Hareshbhai	Fiat No. 503, 5th Floor, Building No. D/1, White Palace, Beside Vatsalya Villa, , RS No. 1360, BL No. 1317, Draft TPS No. 36 (Variyav), OP No. 67, FP No. 55, Chhaprabhatha-Kosad Road, Variyav, Surat. 394107,surat,Gujarat 394107 Bounded by North-Building No. D/2, South-Building No. C/2, East-Building No. E/1, West- FP No. 98	03-11-2024	15,29,832	07-01-2025	14,30,000	1,43,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8980071613
3.	M Anjil Reddy,M Sunitha	Fiat-103,Sunshine Residency,Survey no. 30/3/P, Village Karwad,Taluka - Pardi, Valsad,Vapi,Gujarat,396195. Bounded By - East : Flat No. 101, West : Open Space, North : Flat No. 104, South : Flat No. 102.	03-10-2024	9,52,960	10-12-2024	8,10,000	81,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
4.	Singh Sagar,Sapna Sagar Singh	Row House-221/A,Shivdhara Residency,As per Approved Plan Plot No. 221 Paiki Northern Side Portion,R.S.No - 348, Block No-364, Shivdhara Residency, Near Aradhana Sky Park, Moje,Kareli, Sub-district -Palsana,Surat,Gujarat,394310. Bounded By - North : C.O.P. , South : Plot No. 221, East : Plot No. 202, West : Society Internal Road.	03-10-2024	10,60,397	07-01-2025	8,04,000	80,400	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8347568758
5.	Pramesh Kumar Patel,Sangita Devi	Row House-191,Krishna Residency Vibhag 1,R S No 50, Block No 84, Krishna Residency Vibhag 1, Behind Radhika Residency, Nr. Arya Residency, Kareli - Mota Road, Moje Kareli, Sub District Palsana, District Surat,Surat,Gujarat,394310. Bounded By - North : Plot no. 192, South : Plot No. 190, East : Adj. Block, West : Society Road.	03-10-2024	16,68,521	10-12-2024	14,24,000	1,42,400	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8347568758
6.	Vasur Maganbhai Kumbharavadiya-,Kuvaben Maganbhai Kumbharavadiya	Plot no. 25P,Dharm Nagar ,RS no. 284, Plot no. 25, Dham Nagar, Off. Nani Vavdi Road,Morbi,Gujarat,363641 Bounded by East-6.10 Mt Road, West-Plot No 24 North-Plot No 26, South-Plot No 25 Paiki	03-10-2024	8,63,901	10-12-2024	9,20,000	92,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8866347262
7.	Surekha Kedar Yadav,Rina Devi	Plot No.241. Survey no 393 paiki 1 plot no 74, Ambaji dham Varshamedhi Gandhidham,Gandhidham,Gujarat 370201 Bounded by North-Plot No.240, South- Plot No 241, East-1.50M Lane, West-9M Road	03-09-2024	10,62,425	09-11-2024	8,60,000	86,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9265389289
8.	Divyesh Kishorbhai Daruwala-,Dhruvi Divyesh Daruwala	Plot - C.S. No. 2238/A,01C-05-0511-0-001,SMC Tenement no.-01C-05-0511-0-001,City Survey No. 2238/A, Ward No.1, Gyara Street, Nr. Kevat Circle, Khanderav Main Road, Nanpura Khanderav Area, Surat,Surat,Gujarat-395001. Bounded By : North by - Nondh No. 2237, South by - Nondh No. 2238/B, East by - Society Internal Road, West by - Adj. sheri.	03-09-2024	9,96,070	09-11-2024	13,00,000	1,30,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9974711232
9.	Ramesh Mishra-,Sama Mishra	Fiat No. B/306, 3rd Floor, B - Wing, Shree Sai Leela Residency, Plot No. 120/E, Opp. Balaji Complex, Nr. Vadoli Main Road, Kudsad, Olpad, Surat, Gujarat,394111.Bounded by North-Flat No. B/307,South-Open Parking, East-Block No 798 & Society Wall, West-Flat No. B/305 & Lift	03-09-2024	9,89,149	09-11-2024	6,90,000	69,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9974711232
10.	Subhasmita Pal,Ananta Kumar Bhagaban Nayak	Fiat-406,Kanaiyaraaj Residency,Phase-NA, Plot no :- 45 to 48, Samrat Green City, Nr Priyanka Green City, Moje Kaddodara, Palsana,Surat,Gujarat,394327. Bounded by : East - Road, West - Plot No. 56 to 53, North - Plot No. 44, South - Plot No. 49.	03-08-2024	4,63,092	10-10-2024	1,90,000	19,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7567777269
11.	Rupam Devi,Shiv Chandra Singh	Fiat-502,Sai Darashti Residency-1,Block No - 121 Paiki, Plot No - 252 to 255,Sai Darshan Residency, Moje Bagumara, Tal - Palsana,Surat,Gujarat,394305. Bounded by : East - Internal Society Road, West - Plot No. 232,233,234,235, North - Road, South - Plot No. 251.	03-08-2024	6,18,453	10-10-2024	3,30,000	33,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8160788580
12.	Nitesh,Sita	Row House - 222,Ambaji Dham (Survey no. 393 paiki 1),NORTH,Survey no 393 paiki 1 plot no 74 ambaji dham Varshamedhi Gandhidham 370201,Gandhidham,Gujarat,370201. Bounded by : North - Plot No. 223, South - Plot No. 221, East - 9mtr Road, West - 1.5mtr Lane.	03-08-2024	10,26,520	10-10-2024	8,60,000	86,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9265389289
13.	Saroj Kumar,Usha Devi	Row House- 45,Shivanta Homes-1 (1 to 659),Shivanta Homes-1,Behind Aradhana Platinum,Nr.Tulsi Paper Mill,Kareli,Umrakh road,Bardoli,Surat,Surat,Gujarat,394601. Bouded by - North by : Plot No. 46, South by : Plot No. 44, East by : Society Road, West by : Plot No. 43.	04-07-2024	9,10,436	10-09-2024	7,25,000	72,500	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8347568758
14.	Viraj Mukeshbhai Manvar,Mukeshbhai Narsibhai Manavar	Shop-office no. 13,plot no.13 and 14,Jyot Mart,1 floor,RS No 470/2 (Paiki),Plot No 13 & 14,Jyot Mart Complex,Nr New Marketing Yard,National Highway,Gondal - 360311,Rajkot,Gujarat,360311. Bouded by - East by : Stair then office No.12, West by : Office No. 14, North by : Passage then sutler, South by : Common Toilet then Office No. 13.	04-07-2024	6,34,797	15-12-2024	6,56,000	65,600	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9898994666
15.	Harshadbhai Somabhai Jadav,Rameshbhai Vanvi	House-SBP 6465/6,Vallabhacharya Nagar 3,Opp. Ram Mandir, Off. Rajkot - Morbi Highway, Nr. Vrundavan Society Area, Vallabhacharya Nagar - 3, Ratanpar, City : Rajkot Gujarat,360003. Bounded by:- North:- Sub plot no 64+65/1 to 5, South:- Plot no 66, East:- 6.00 Mt wide road, West:- Plot no 62	04-07-2024	11,33,815	22-12-2024	11,21,520	1,12,152	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9898994666
16.	Prajapati Suresh Jyantiabhai-,Prajapati Payalben Sureshbhai	Fiat - 181,Ambaji Dham, Survey no 393 ,paiki 1 plot no 74, ambaji dham Varshamedhi Gandhidham,Gujarat,370201. Bounded by :- East- There is a 1-50 meter lane, West- There is a road 9-00 meters, North- Plot no 180 is available, South- Plot no 182 is available	04-07-2024	10,72,873	10-09-2024	8,60,000	86,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9265389289
17.	Ravi Balwant Pimple, Bhaidas Pipzhe, Kalpanabai Pimpale	House-152,Swastik Residency-Kareli,Swastik residency,near Arya residency,kareli gam,kareli,surat,Surat,Gujarat,394310	03-06-2024	9,78,261	20-06-2024	6,40,000	64,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7567777269
18.	Soloman Sameer Mullick	Fiat-426,Block/Building no. or Name - C.Sumel 7 , C/426, 4th floor, Sumel 7, Nr. Sumel 8, Soni ni chali, Narol-Naroda Road, Rakhial, Ahmedabad,Gujarat, Gujarat,382350	03-06-2024	20,33,451	11-01-2025	20,90,000	2,09,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7878291661
19.	Shankarabhai Kanjibhai Makvana,Sivabhai Makvana,Lakhamben Kanjibhai Koli	Plot .66Paiki 3,Guru Green society - Deesa,Guru Green Society, Nr.Gauri Sadan Society,Shiv Temple, Bhoyan Road,Al-Ta-Deesa,Dist-B-K-385535,Deesa, Gujarat, 385540	03-06-2024	9,81,295	20-08-2024	7,40,000	74,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8799168108
20.	Anil Mandal,Rupam Devi,	Fiat no -106,Deep Complex,Kanchan Nagar, Near Deep Utsav, Chhiri, Vapi ,Gujarat,396195	05-05-2024	11,07,235	05-01-2025	9,90,000	99,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
21.	Purbiya Harishbhai-,Purbiya Jayaben, Purbabiya Manish Harishabhai	Fiat no - N/101, 1st floor, Swaminarayan Park 2, In front of Old Court, Infront of GEB, National Highway-8, Narol to Lambha Road, Narol,Ahmedabad,Gujarat,382405	05-05-2024	23,71,364	09-07-2024	19,90,000	1,99,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7878291661
22.	Rajkumar Das, Pinki Devi	Fiat no -108,admeasuring area -775 sq.mtrs, Hari Krupa Ranchodnagar, Tal Vapi, Pardi, Valsad Vapi Gujarat 396191	04-04-2024	11,06,238	10-06-2024	5,03,750	50,375	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
23.	Ripal Bhupatbhai Somaiya, Chandrikaben Bhupendrabhai Somaiya	Block no. 32 Survey No : 259, City Sr. No. : 366, Plot No. 11/B, Block No. 21, "Varenyam", Durveshnagar, / Nr. Sarayu Apartment, Off. Jayashree Road, B/h. Jalaram Nagar Society, Junagadh Gujarat 362001	04-03-2024	21,65,158	12-10-2024	19,90,000	1,99,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	9909920430
24.	Kher Vijaybhai Govindbhai, Kher Chandrikaben Vijaybhai,	House no -P-85 east, Madhavdarshan - A- Pamar R.S.No.412P2, Madhav Darshan-A, Gadhda Road Botad Gujarat 364710	04-03-2024	14,79,465	26-10-2024	12,31,000	1,23,100	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7043359434
25.	Macwan Renishon, Smita Renishon Macwan	Fiat no -802, Block no -D, Karnavati Paradise, New Maninagar Rd, Ramol, Ahmedabad, Gujarat 382449	04-12-2024	33,71,465	24-11-2024	36,00,000	3,60,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7016861913
26.	Savitaben Harishbhai Vasava, Harishbhai Raysing Vasava	Fiat no -409,Block no- B, Sai Siddhi Residency,Shivam Residency,Plot no 13,14,15,16 Near Sai residency, Kaddodara-Bardoli road, Surat, Gujarat, 394327	03-11-2023	7,22,108	21-04-2024	3,00,000	30,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7567777269
27.	Sureshbhai Nanalal Dholaikiya	Fiat no -403, Hari Krupa ,Ranchodnagar, Tal Vapi, Pardi, Valsad, Vapi Gujarat, 396191	03-11-2023	11,30,558	06-10-2024	5,03,750	50,375	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
28.	Ramesh, Pushpa	Fiat no-107, Block no-C, Shyam Villa Residency, Plot no: 131 to 139 , Shubham Residency, Haldharu, Surat, Gujarat, Pincode-394310	03-10-2023	6,79,569	16-12-2023	3,20,000	32,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7567777269
29.	Arvind Kumar Upadhyay, Anshu Arvind Upadhyay	Fiat no -409,Hari Krupa,Ranchodnagar,Tal Vapi, Pardi, Valsad, Vapi, Gujarat- 396191	03-08-2023	11,72,515	17-10-2023	5,10,000	51,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
30.	Laxman Das Moolchandani, Kirti	Fiat-404, Hari Krupa Ranchodnagar, Tal Vapi, Pardi, Valsad Vapi Gujarat,Pincode-396191	05-04-2023	11,22,192	12-09-2023	5,03,750	50,375	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
31.	Desai Prafulchandra Rajnitlal	Fiat No. 103, Hari Krupa Ranchodnagar, Tal Vapi, Pardi, Valsad Vapi Gujarat 396191	06-03-2023	12,60,284	25-07-2023	5,03,750	50,375	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	8208624454
32.	Nilesh Jogi, Rekhaben Nilesh Nathjogi	Fiat No. 409, Building-A, Shree Krishna Residency, Aradhana Greenland, Plot no- 314-334, Jolwa, Kaddodara Surat Gujarat 394327	23-09-2021	9,22,646	20-11-2022	3,80,000	38,000	28-03-2025 (11am-2pm)	26-03-2025 (upto 5pm)	7567777269

E-Auction Service Provider

Company Name : e-Procurement Technologies Ltd. (Auction Tiger).
Help Line No :079-35022160 / 149 / 182
Contact Person : Ram Sharma -8000023297
e-Mail id : ramprasad@auctiontiger.net and support@auctiontiger.net.

E-Auction Website/For Details, Other terms & conditions

http://www.homefirstindia.com
https://homefirst.auctiontiger.net

A/c No: for depositing EMD/other amount

912020036268117-
Home First Finance Company India Limited -
Axis Bank Ltd., MIDC, Andheri East.

Branch IFSC Code

UTIB0000395

Name of Beneficiary

Authorized Officer,
Home First Finance Company India Limited

Bid Increment Amount – Rs. 10,000/-

The sale will be done by the undersigned through e-auction platform provided at the Web Portal (https://homefirst.auctiontiger.net). E-Auction Tender Document containing online e-auction bid form, declaration, General Terms & Conditions of online auction sale are available at Portal Site. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of Home First. The property is being sold with all the existing and future encumbrances whether known or unknown to Home First. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/ rights/ dues. The sale shall be subject to rules/conditions prescribed under the securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. In case of any discrepancy English Version of the Notice will be treated as authentic.

STATUTORY 15 days SALE NOTICE UNDER THE SARFAESI ACT, 2002

The borrower/ guarantors are hereby notified to pay the sum as mentioned in the demand notice along with upto date interest and ancillary expenses before the date of e-Auction, failing which the property will be auctioned/ sold and balance dues, if any, will be recovered with interest and cost.
Date: 13-03-2025 Place: Gujarat

Signed by Authorized Officer, Home First Finance Company India Limited

FORM NO. URC.2

Advertisement giving notice about registration under Part I of Chapter XXI of The Act (Pursuant to section 374(b) of the companies Act, 2013 and rule 4(1) of the companies (Authorised to Register) Rules, 2014]

1. Notice is hereby given that in pursuance of sub-section (2) of section 366 of the Companies Act, 2013, an application after fifteen days hereof but before the expiry of thirty days hereinafter to the Registrar at Central Registration Centre, Indian Institute Of Corporate Affairs (IICA), Plot No. 6, 7, 8, Sector 5, IMT Manesar, Gurgaon-122050, Haryana, India that UNITED METALTECH INDUSTRIES LLP a Limited Liability Partnership firm a business entity may be registered under Part I of Chapter XX) of the Companies Act 2013, as a company limited by shares.

2. The principal objects of the company are as follows:
To carry on the business of to import, export, manufacturing, processing, trading, and to mix, melt, cast, manipulate, prepare, sell, resale, search, research explore resources of metals, pack, repack, purchase, supply, distribute, acquire, commercialize, develop and to act as agent, dealer, sub dealer, stockist, job worker and otherwise to deal in all kinds and types, varieties, strengths, specifications, descriptions, dimensions, and shapes of ferrous and non-ferrous metal parts, ingots, billets, wires and all types of materials made there from, rods, metal scraps and other allied metals, perforated, printed embossed of all types of goods made from the said materials including angels, reverts, buckles, bolts, nuts, screws, and all product mix made there from and components, spares, spares-parts, parts, various fittings, sanitary fittings, terminals, fasteners, valves, hardwares, hollowares used in various household / domestic, exports overseas.

3. A copy of the draft memorandum and articles of association of the proposed company may be inspected at the office at 501, Wings Tower, Valkeshvari Nagari, Jamnagar-361008, Gujarat, India.

4. Notice is hereby given that any person objecting to this application may communicate their objection in writing to the Registrar at Central Registration Centre, Indian Institute Of Corporate Affairs (IICA), Plot No. 6, 7, 8, Sector 5, IMT Manesar, Gurgaon-122050, Haryana, India, within twenty one days from the date of publication of this notice, with a copy to the company at its registered office.

Dated this on 11th March 2025. For and on behalf of M/s UNITED METALTECH INDUSTRIES LLP
MR. KAPIL VINODBHAI PATEL
DIN: 02969667
DESIGNATED PARTNER

IDFC FIRST Bank

IDFC FIRST Bank Limited

CIN: L65110TN2014PLC097792
Registered Office: KRM Towers, 8th Floor, Harrington Road, Chetpet, Chennai - 600031. TEL: +91 44 4564 4000 | FAX: +91 44 4564 4022.
Authorized Officer – Satyendra Maurya, Contact Number – 830601848
Authorized Officer – Pooja Goyal, Contact Number – 9913465019

Property For Sale Under Provisions of Sarfaesi Act, 2002 by Private Treaty
Whereas the Authorised Officer of IDFC FIRST Bank Ltd has taken the Possession u/s 13(4) of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (The SARFAESI Act, 2002) of the property being All That Piece And Parcel Of Immovable Property, Bearing As Plot No. B-23 (Per Passing Plan), Plot No. B-85 (As Per Site), K.J.P. Block/Survey No. 26 Paiki Plot No. B-23, Admeasuring 502.76 Sq. Mtrs., Along With 144.612 Sq. Mtrs. Undivided Share In The Land Of Road & C.O.P. In "Green Paradise", Situate At Block/Survey No. 26, Of Moje Village Parujan, Ta: Jalalpur, Dist: Navsari, Fand Bounded As: East: Plot No. C-21-22, West: Plot No. B-24 (As Per Site B-86), North: Adj. Block No. 25 & Plot No. C-20 & South: 12 Mt. Wide Road ("the Secured Asset") with respect to Loan Account No. 15878128 of Jiten Bhogindra Jarwalwa, Fenil Jiten Jarwalwa, Jiten Bhogindra Jarwalwa C/O J.B Creation & Fenil Jiten Jarwalwa C/O J.B Group & Compnies (Borrowers). The Authorised Officer has received an expression of interest from a prospective purchaser towards purchase of the above mentioned Secured Asset under the SARFAESI Act. Now, the Authorised Officer is hereby giving the Notice to Sale of the aforesaid property by Private Treaty in terms of rule 8 and 9 of the Security Interest (Enforcement) Rules 2002. The Sale will be on "AS IS WHERE IS BASIS" and AS IS WHAT IS BASIS".

Mortgaged Property Address	All that piece and parcel of Immovable Property, Bearing As Plot No. B-23 (Per Passing Plan), Plot No. B-85 (As Per Site), K.J.P. Block/Survey No. 26 Paiki Plot No. B-23, Admeasuring 502.76 Sq. Mtrs., Along With 144.612 Sq. Mtrs. Undivided Share In The Land Of Road & C.O.P. In "Green Paradise", Situate At Block/Survey No. 26, Of Moje Village Parujan, Ta: Jalalpur, Dist: Navsari, Fand Bounded As: East: Plot No. C-21-22, West: Plot No. B-24 (As Per Site B-86), North: Adj. Block No. 25 & Plot No. C-20 & South: 12 Mt. Wide Road
Reserve Price	Rs. 3400000.00/- (Rupees Thirty Four Lakhs Only)
Auction date of Private Treaty	29-March-2025

The Borrower and Co-Borrower are hereby notified to pay the sum as mentioned in the demand notice i.e Rs. 10442524.63/- (Rupees One Crore Four Lakhs Four Thousand Five Hundred Twenty Four and Paise Sixty Three Only) along with interest and ancillary expenses before 29-March-2025, failing which the property will be sold by Private Treaty.

Date: 13.03.2025
Place: Surat

Sd/-
Authorised Officer
IDFC FIRST Bank Limited

FEDBANK

FEDBANK FINANCIAL SERVICES LTD.

Registered Office: Unit No. 1101, 11th Floor, Cignus, Plot No. 71 A, Powai, Mumbai - 400087

POSSESSION NOTICE

Whereas, The undersigned being the Authorized Officer of Fedbank Financial Services Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated JULY 18TH, 2024 calling upon the Borrower, Mortgagee, Co-Borrower(s) and Guarantor:- (1) M/S DHOSAJI (Borrower), Through its Proprietor, JAYSHRIBEN MAHESHBHAI SHINGALA (Co-Borrower & Mortgagee); (2) JAYSHRIBEN MAHESHBHAI SHINGALA (Co-Borrower & Mortgagee); (3) MAHESH M. SHINGALA (Co-Borrower & Mortgagee); to repay the amount mentioned in the said notice being Rs. 51,50,424.37/- (Rupees Fifty-One Lakh Fifty Thousand Four Hundred Twenty-Four and Thirty-Seven Paise only) as on 17/07/2024 in Loan Account No. FEDRJLAP0531160 together with further interest thereon at the contractual rate plus all costs charges and incidental expenses etc. within 60 days from the date of receipt of the said demand notice.

The Borrower, Mortgagee, Co-Borrower(s) and Guarantor mentioned hereinabove having failed to repay the above said amount within the specific period, notice is hereby given to the Borrower, Mortgagee, Co-Borrower(s), Guarantor and the public in general that the undersigned Authorised officer has taken physical possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the SARFAESI Act read with Rule 8 of Security Interest (Enforcement) Rules, 2002 on this the March 09, of the year 2025.

The Borrower, Mortgagee, Co-Borrower(s) and Guarantor mentioned hereinabove in particular and the public in general is/are hereby cautioned not to deal with the following property and any dealings with the following property will be subject to the charge of Fedbank Financial Services Ltd. for an amount Rs. 51,50,424.37/- (Rupees Fifty-One Lakh Fifty Thousand Four Hundred Twenty-Four and Thirty-Seven Paise only) as on 17/07/2024 in Loan Account No. FEDRJLAP0531160 together with further interest thereon at the contractual rate plus all the costs charges and incidental expenses etc.

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

SCHEDULE-I - DESCRIPTION OF THE MORTGAGED PROPERTY PROPERTY NO.: 01 All the piece and parcel of Immovable Property of Commercial Shop No. 8, 1st Floor, Sardar Complex, Built-Up area adm. 25-45 Sq. Mtrs., Bearing Revenue Survey No. 476 Paiki, Building Construction on land area admeasuring 789-72 Sq. Mtrs., of Sub Plot No. 1-6-A, of Plot No. 1 to 6, At Village: Gondal, Ta.- Dist.: Rajkot of Gujarat state. [With Ownership Rights]. Having boundaries: [As Per Registered Sale Deed]

NORTH	Plotting of Survey No. 476	EAST	Shop No. 9 of First Floor
SOUTH	Adj. Shutter and Balcony	WEST	Shop No. 7 of First Floor

PROPERTY NO.: 02 All the piece and parcel of Immovable Property of Commercial Shop No. 9, 1st Floor, Sardar Complex, Built-Up area adm. 25-45 Sq. Mtrs., Bearing Revenue Survey No. 476 Paiki, Building Construction on land area admeasuring 789-72 Sq. Mtrs., of Sub Plot No. 1-6-A, of Plot No. 1 to 6, At Village: Gondal, Ta.- Dist.: Rajkot of Gujarat state. [With Ownership Rights]. Having boundaries: [As Per Registered Sale Deed]

NORTH	Plotting of Survey No. 476	EAST	Shop No. 10 of First Floor
SOUTH	Adj. Shutter and Balcony	WEST	Shop No. 8 of First Floor

PROPERTY NO.: 03 All the piece and parcel of Immovable Property of Commercial Shop No. 7, 1st Floor, Sardar Complex, Built-Up area adm. 25-45 Sq. Mtrs., Bearing Revenue Survey No. 476 Paiki, Building Construction on land area admeasuring 789-72 Sq. Mtrs., of Sub Plot No. 1-6-A, of Plot No. 1 to 6, At Village: Gondal, Ta.- Dist.: Rajkot of Gujarat state. [With Ownership Rights]. Having boundaries: [As Per Registered Sale Deed]

NORTH	Plotting of Survey No. 476	EAST	Shop No. 9 of First Floor
SOUTH	Adj. Balcony And Road		