

(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Notice of 15 days for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below mentioned Borrower and/ Co- Borrower, or their legal heirs/representatives (Borrowers) that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the Possession of which has been taken by the Authorised Officer of TCHFL, will be sold on **24-07-2025** on "**As is where is**" and "**As is what is**" and "**Whatever there is**" and "**without any recourse basis**" for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earnest Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postmortem/ discontinuance of the sale, the said secured asset/ property shall be sold by E- Auction at 2.00 P.M. on the said **24-07-2025**. The sealed envelope containing Demand Draft of EMD for participating in E- Auction shall be submitted to the Authorised Officer of the TCHFL on or before **23-07-2025** till 5.00 PM at Branch address **TATA CAPITAL HOUSING FINANCE LIMITED**, Office No 208 To 212 | 2Nd Floor, Eco Futur, Nr. Khatu Shyamji Temple, New City Light Road, Surat- 395007. The sale of the Secured Asset/ Immoveable Property will be on "as is where condition is" as per brief particulars described herein below ;

2	10544993	Mrs. Shardashben Chimanbhai Rakholiya	Rs. 8,00,879/- (Rupees Eight Lakh Eight Hundred Seventy Nine Only)	Rs. 3,00,000/- (Rupees Three Lakh Only)	Rs. 1908602/- (Rupees Nineteen Lakh Eight Thousand Six Hundred Two Only)
		Mr. Nitinbhai Chimanbhai Rakholiya Mr. Chimanbhai Virajbhai Rakholiya	31-01-2020	Earnest Money Deposit (EMD): - Rs. 30,000 /- (Rupees Thirty Thousand Only) Type of possession :- Physical	28-06-2025

Description of the Immovable Property: All the piece & parcel of the said immovable property is bearing Flat No 502 on 5th floor in building no E/2, super building measuring 585 Sq. Ft. i.e. 54.35 Sq. Mt., and building area comprising 386.26 Sq. Ft. i.e. 35.88 Sq. Mt. along with 27.52 Sq. Mt. Known as "DHARMANANDAN TOWNSHIP 1" in situatd at survey no. 140/1+2+3, 103/4, 121/1, 151/1 and 119/9 block no. 189/B admeasuring 10,000 sq. mt. of Moje Village Sayan, Ta. Olpad, Dist: Surat Gujarat **Bounded:** East : Building no F, West : Open Plot, North : Society Road, South : Building No. 196/A

Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No.GF/04 on Ground Floor of which area admeasuring 48.00 sq. Mtrs. as per Built Up Area. Along with 12.86 sq. Mtrs. of undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "SAI LOK AVENUE", constructed on non-agricultural land for residential use bearing Plot No. 21 & 22, Revenue Survey No. 27/1 admeasuring 2140 sq. meters, situated at Moje Village; Gadbolni, Sub Dist: Ankleshwar, District: Bharuch of Gujarat. **Bounded -** East :- Common Space, West :- Common Plot, North :- Flat No. GF/05, South :- Flat No. GF/03

Description of the Immovable Property: Property 1:- All the piece & parcel of Immovable property bearing Shop No. 125 on the 1st floor admeasuring 162 sq. fts., i.e., 15.06 Sq. Mtrs. As per Carpet area, & 16.02 sq. mts. as per Built Up Area, along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "CITY HEART", constructed on non-agricultural land for Commercial use bearing Situate at Khata No. 1683, Revenue Survey No. 462, Revenue Block No. 746/B/2/3 Admeasuring He. 0-37-71 sq. mts., T. P. Scheme No. 66 (Kosad-Variyav), Final Plot No. 208 Paiki Sub Plot No. 383 Totaly Admeasuring 3071 sq. mts., of Moje Village Kosad, City of Surat. **Bounded as follows:** - East by : Open Space of Adj. Building, West by : Adj. Passage, North by : Property of Adj. Shop No. 112, South by : Property of Adj. Shop No. 126.

Property 2:- All the piece & parcel of Immovable property bearing Shop No. 126 on the 1st floor admeasuring 162 sq. fts., i.e., 15.06 Sq. Mtrs. As per Carpet area, & 16.02 sq. mtrs. as per Built Up area, along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "CITY HEART", constructed on non-agricultural land for Commercial use bearing Situate at Khata No. 1683, Revenue Survey No. 462, Revenue Block No. 746/B/2/3 Admeasuring He. 0-37-71 sq. mts., T. P. Scheme No. 66 (Kosad-Variyav), Final Plot No. 208 Paiki Sub Plot No. 3 Totally Admeasuring 307071 sq. mts., of Moje Village Kosad, City of Surat. **Bounded as follows:-** East by : Open Space of Adj. Building, West by : Adj. Passage, North by : Property of Adj. Shop No. 125, South by : Property of Adj. Shop No. 127.

Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Shop No. 127 on 1st Floor, Carpet area admeasuring 154 Sq. Feet. S.e. 14.31 Sq. Meters, along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "Shree Krishna Market", constructed on non-agricultural land for commercial use bearing City Survey Ward No. 3, Nondh No. 2885-D-1-A-8-8 paiki Plot No. 35 to 40, Situate at Salabapura Ring Road, Sub-District: Surat (City), District: Surat of Gujarat. **Bounded -** East : Kinnari Cinema Wall, West : Metro North : Salabatpura Road, South : Ring Road

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Flat No. 304 on the 3RD Floor admeasuring 545 Sq. Feet i.e. 50.65 Sq. Mts. Super Built up area & 366.27 sq. Feet i.e. 34.04 Sq. Mts. Built up area, along with 18.49 Sq. Mts. undivided share in the land of Road & Parking & 2.07 Sq. Mts. Undivided share in the land of C.O.P. totally admeasuring 206.56 Sq. Mts., in "Bhaktidhara Residency of Building No. C-3", Situated at Revenue Survey No. 56, 57, 59 Paikani Block No. 130 admeasuring 1 Hectar, 31 Aare, 52 Sq. Mts. Abar Sak. 19.06 Paia, of Moje Village Sayan, Ta: Olpad, Dist. Surat **Bounded** - East - : Adj. C. O. P., West - : Adj. Flat No. C/1=303, North - : Adj. Building no D/3, South - : Adj. Flat No. C/1=301

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 124 admeasuring 44.62 sq. mts., Along With 14.72 sq. mts. Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "DIVINE VILLA", constructed on non-agricultural land for residential use bearing Revenue Survey No. 737, 738, 739, Block No. 743/1, As Per 7/12 Record Totally admeasuring He. Aare. 1-60-00 sq. mts., Aakar Rs. 12-30 Paisa, of Moje Village Hathuran, Ta: Mangrol, Dist: Surat. **Bounded as follows:-** East by : Adj. Society Road, West by : Adj. Plot No. 114, North by : Adj. Plot No. 123, South by : Adj. Plot No. 125.

Description of the Immovable Property: All the piece & parcel of Immovable property Flat No. 1104 on the 11th floor Admeasuring 812.92 Sq. Feet i.e. 75.52 Sq. Mts. Built Up Area, Along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "VATSALYA AVENUE", constructed on non-agricultural land for residential use bearing Revenue Survey No. 273, T. P. Scheme No. 1 (Udhna-Majura), Final Plot No. 59, Admeasuring 3469 Sq. Mts. Paiki 3041.22 Sq. Mts., of Moje Udhna, Taluka: Choryasi, City of Surat. **Bounded**:- East :- 40 Ft Road, West :- Khadi, North :- 80 Ft Road, South :- Adj. Society.

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 54 of which area admeasuring is 44.62 Sq. Mts., along with 14.72 Sq. Mtrs. of undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/canopus known as "DIVINE VILLA", constructed on non-agricultural land, bearing Revenue Survey No. 737, 738, 739, Block No. 743/1 area of which as per 7/12 Records is 01:60:00 He.Are.Sq.Mts. of which area is 12:30:00 Paissa, Situated at Moje: Hathuran, Ta: Mangrol, Dist: Surat. **Bounded :-** East - Adj. Society Road. West - Adj. Plot No. 44, North - Adj. Plot No.53, South - Adj. Plot No. 55.

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Flat No. 201 on the 2nd floor admeasuring 583 sq. mts. i.e. 54.18 Sq. Mtrs. as per Super Built up area & 387 Sq. Fts. i.e. 35.97 sq. mts. Built Up Area, along with 24.66 sq. mts. of undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "HARIKRUSHNA RESIDENCY", Building No. "L", constructed on non-agricultural land for Residential use bearing Revenue Survey No. 338/B Admeasuring 19233 Sq. Mtrs., Situated at Moje Village: Umra, Ta: Olpad, Dist: Surat of Gujarat **Bounded** : East : Block No. 336, West : Adj. Road, North : Block No. 339, South : Block No. 338/A.

Description of the Immovable Property: Description of the Immovable Property: All the piece & parcel of Immovable property Flat No. B-501 on the 5th Floor, in block no "B" measuring 994 Sq. Feet, i.e. 92.38 Sq. Mts. Super Built up area & 646 Sq. Feet, i.e. 60.04 Sq. Mts. Built up area, Along with 38.13 Sq. Mts. undivided share in the land "Bhaktidhara Charity - 2", Situated at Revenue Survey No. 54, Block No. 128 adjoining 9915 Sq. Mts. Akr Rs. 13.00 Paise, of Moje Sayan, Ta: Olpad, Dist. Surat.

Bounded : - East : Adj. Residential Road, West : Flat no B-502, North : Flat no B-502, South : Adj. Residential Road

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 56 admeasuring 40.13 sq. mts., Along with 13.24 sq. mts. undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as, "SHIVDHARA RESIDENCY", constructed on non-agricultural land for residential use bearing Situate at Block No. 302 As per 7/12 admeasuring He. Arc. 0-66-59 sq. mts., Akar Rs. 6-50 Paisa, & Block No. 304 As per 7/12 admeasuring He. Arc. 0-13-08 sq. mts., Akar Rs. 1-12 Paisa, & Block No. 305 As per 7/12 admeasuring He. Arc. 0-73-73 sq. mts., Akar Rs. 6-31 Paisa, Total admeasuring 15340 sq. mts, of Moje Village Tarsadi, Ta: Mangrol, Dist: Surat. **Bounded :-** East :- Adj. Plot No. 67, West :- Adj. Society Road, North :- Adj. Plot No. 57, South :- Adj. Plot No. 55.

Description of the Immovable Property: All the piece & parcel of Immovable property bearing Flat No. 304 on the 3rd floor admeasuring 916.45 sq. feet i.e., 85.14 Sq. Mts. as per Super built up area & 619.45 sq. feet i.e. 57.55 Sq. Mts. As per Built up area, along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "MANSAROVAR RESIDENCY" Building No. C-10, constructed on non-agricultural land for residential use bearing Revenue Survey No. 683, Block No. 550/A admeasuring Hector 7-38-13 sq mts., Aakar Rs 29.89 Paise of Moje Village Kathor, Ta: Kamrej, Dist: Surat of Gujarat. **Bounded :-** East :- Property of building Adj, to Mansarovar Plaza, West :- Adj Society Road, North :- Property of Adj. C.O.P. South :- Property of Adj. Building No. A-9.

Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Flat No. 104 on 1st Floor as per site In Block "E/1" buildup area admeasuring 66.63 along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/ campus known as "STAR MANORATH", constricted on non-agriculture land for residential use bearing Block No.350, Revenue Survey No.144/2, T.P. Scheme No.48 (Kholwad), F.P.No.140 Situate at Moje Village: Kholwad, Sub District: Kamrej, District: Surat of Gujarat. **Bounded -** East : Road, West : Building No. E/2., North : Road, South :- Road

Description of the Immovable Property: All the piece & parcel of Immovable property Flat No. 403 on the 4th Floor of Building No. D, admeasuring 71.56 sq. mts. as per Super Built up area, & 47.29 sq. mts. as per Built up area, along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "SAI DARSHAN SANKUL", constructed on non-agricultural land for residential use bearing Gram Panchayat Nondh No: 678 and 678/1, admeasuring 6038 sq. mts., of Moje Mota Varachha, Ta: Choryasi, City of Surat. **Bounded :-** East :- Adj. Margin, West :- Adj. Flat No. D-402, North :- Adj. Flat No. D-408, South :- Adj. Flat No. D-404

Description of the Immovable Property: All The Piece & Parcel of Immovable Property Bearing Plot No. 73 admeasuring 40.15 sq. mts. i.e., 48 sq. yard, Along with 33.18 sq. mts. of Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "NILKANTH VILLA", constructed on non-agricultural land for residential use bearing Revenue Survey No. 348 Paiki, 350/2, 351, Block No. 327/4 admeasuring 8100 sq. mts., of Moje Village Kuvarda, Ta: Mangrol, Dist: Surat. **Bounded** - East : Adj. Society Road, West : Plot No. 84, North : Plot No. 72, South : Plot No. 74.

TATA CAPITAL HOUSING FINANCE LIMITED						NOTICE FOR SALE OF IMMOVABLE PROPERTY (Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)					
Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013. Branch Address: Office No 208 To 212 2nd Floor, Eco Futurz, Nr. Khatu Shyamji Temple, New City Light Road, Surat- 395007.											
Sr. No.	Loan A/c No.	Name of Borrower(s) (Co-borrower(s) Legal Heir(s) Legal Representative/ Guarantor(s))	Amount as per Demand Notice	Reserve Price	Outstanding as on	Sr. No.	Loan A/c No.	Name of Borrower(s) (Co-borrower(s) Legal Heir(s) Legal Representative/ Guarantor(s))	Amount as per Demand Notice	Reserve Price	Outstanding as on
18	10492342	Mr. Anil Devjibhai Dabhi Mr. Devjibhai Odhavjibhai Dabhi	Rs.8,05,031/- (Rupees Eight Lakh Five Thousand Thirty One Only) 25-09-2019	Rs.3,51,000/- (Rupees Three Lakh Fifty One Thousand Only) Earnest Money Deposit (EMD): - Rs.35,100/- (Rupees Thirty Five Thousand One Hundred Only) Type of possession :- Physical	Rs.19,56,611/- (Rupees Nineteen Lakh Fifty Six Thousand Six Hundred Eleven Only) 28-06-2025	30	10375604	Mrs. Geeta Baliram Mr. Balram Kailash Yadav	Rs.9,30,555/- (Rupees Nine Lakh Thirty Thousand Five Hundred Fifty Five Only) 05-04-2024	Rs.4,00,000/- (Rupees Four Lakh Only) Earnest Money Deposit (EMD): - Rs.40,000/- (Rupees Forty Thousand Only) Type of possession :- Physical	Rs.12,17,093/- (Rupees Twelve Lakh Seventeen Thousand Ninety Three Only) 28-06-2025
Description of the Immovable Property: All the piece & parcel of the said immovable property is bearing Building No. H 1, Flat no. 201 on the Second floor admeasuring 676 Sq. Ft. Super Built-up area 41.17 Sq. mts. Along with 26.19 Sq. mts. Undivided share in the land of Road & C.O.P. Located at "Haridarshan Residency" Block No. 18, 19, 20 paiki 1, 21 & 27 (after merge new Block no. 18) Totally admeasuring 1,39,807.00 Sq. Mts. of Moje Village: Shekhpur, Ta: Kamrej, Dist: Surat, Gujarat. Bounded :- East : - Building No H-1 Flat No 202, West : - Applicable Open Plot, North : - Applicable wall, South : - Building No H-1 Flat No 204						Description of the Immovable Property: All The Rights, Piece & Parcel of Immovable Property Bearing Plot No. 39, Admeasuring 40.13 Sq. Meter, Along With 13.24 Sq. MTRs.of undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "SHIVDHARA RESIDENCY" constricted on non-agriculture land for residential use bearing Block No. 302, (7/12 He. admeasuring 0-66-59 Akar 6.50 Paisa) and Block no 304, (7/12 He. admeasuring 0-13-08 Akar 1.12 Paisa) and Block no 305, (7/12 He. admeasuring 0-73-73 Akar 6.31 Paisa) admeasuring 15340 Sq. Meters, situate at Moje Village: Tarsadi, Sub District: Mangrol, District: Surat of Gujarat. Bounded :- East: Adj. Plot no 84, West: Adj. Society Road, North: Adj. Plot no 40, South: Adj. Plot No. 38.					
19	10388171	Mr. Arun Indrabahdur Singh Mrs.Karma Devi Indrabahdur Singh	Rs.10,99,756/- (Rupees Ten Lakh Ninety Nine Thousand Seven Hundred and Fifty Six Only) 16-04-2024	Rs.10,00,000/- (Rupees Ten Lakh Only) Earnest Money Deposit (EMD): - Rs.1,00,000/- (Rupees One Lakh Only) Type of possession :- Physical	Rs.13,20,466/- (Rupees Thirteen Lakh Twenty Thousand Four Hundred Sixty Six Only) 28-06-2025	31	10478429	Mr. Girishbhai Vallabbhbhai Savaliya. Mrs. Nayanaben Girishbhai Savaliya	Rs. 8,18,609/- 02-06-2021	Rs. 4,00,000/- (Rupees Four Lakh Only) Earnest Money Deposit (EMD): - Rs. 40,000/- (Rupees Forty Thousand Only) Type of possession :- Physical	Rs.14,65,535/- (Rupees Fourteen Lakh Sixty Five Thousand Five Hundred Thirty Five Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Flat no A-303 om 3rd floor in building no A, super buildup area admeasuring 71.840 Sq. Mtrs., built-up area 41.690 Sq. Ft, along with 20.870 Sq. Mtrs., undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "SUNRISE RESIDENCY", constricted on non-agriculture land for residential use bearing Sheet No. 6, Chalta No. 7, 100, 101, Old City Survey 157,438, 439, New survey no 157, Admeasuring 1155.26 Sq. Mtrs, Situate at Moje Village: Delvada, Taluka: / Sub District: Choryasi, District: Surat of Gujarat.						Description of the Immovable Property: All the piece & Parcel of Immovable property bearing Plot no A-224 admeasuring 42.42 Sq. Mtrs. along with 20.00 sq. mtrs. Total Admeasuring 62.42 Sq. Mtrs. undivided share in the land of Road in the premises/campus known as "SAVAN GREEN CITY". Constricted on non-agriculture land for residential use of Survey/Block No. 85 Total admeasuring 37489 Sq. Mtrs., Paiki Sub plot no 3 Total admeasuring 28800.00 Sq. Mtrs., Situate at Moje Village: Kararvel, Taluka: Ankleshwar, Dist: Bharuch. Gujarat					
20	10472370	Mr. Arvindkumar Rajaram Batham. Mrs.Nitu Arvindkumar	Rs.9,61,054/- (Rupees Nine Lakh Sixty One Thousand Fifty Four Only) 24-07-2021	Rs.3,00,000/- (Rupees Three Lakh Only) Earnest Money Deposit (EMD): - Rs.30,000/- (Rupees Thirty Thousand Only) Type of possession :- Physical	Rs.17,81,948/- (Rupees Seventeen Lakh Eighty One Thousand Nine Hundred Forty Eight Only) 28-06-2025	32	TCHHL02 16000100 089350	Gopal Sahebrao Patil Rekha Gopal Patil	Rs.9,37,213/- (Rupees Nine Lakh Thirty Seven Thousand Two Hundred Thirteen Only) 07-06-2024	Rs. 6,00,000/- (Rupees Six Lakh Only) Earnest Money Deposit (EMD): - Rs. 60,000/- (Rupees Sixty Thousand Only) Type of possession :- Physical	Rs.11,71,403/- (Rupees Eleven Lakh Seventy One Thousand Four Hundred Three Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 173 total Admeasuring 44.62 Sq. Mtr., along with share in road and C.O.P. admeasuring 14.72 Sq. Mtr. and undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "DIVINE VILLA", constructed on non-agricultural land for residential use situated at Block No. 743/1, Revenue Survey No. 737, 738, 739 of which as per form 7 and 12 area admeasuring H.Aare. Sq.Mtr. 1-60-00, Aakar Rs.12-30 paisa, situated at Moje Village: Hathuran, Sub-Dist.: Mangrol, District: Surat of Gujarat. Bounded as Follows :- East : Adj. Society Road, West : Adj. Plot No. 158, North : Adj. Plot No. 172, South : Adj. Plot No. 174.						Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 216 admeasuring 48.00 sq. yard, as per K.J.P. Block No. 121/216 Admeasuring 40.18 sq. mts. of open land, Along with 22.55 sq. mts. Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "ARADHNA FLORA", constructed on non-agricultural land for residential use bearing Block No. 121 admeasuring He. 1-66 Are 48 sq. mts. i.e. 16648 sq. mts., of Moje Village Jolwa, Ta: Palsana, Dist: Surat of Gujarat. Bounded :- East :- Adj. Plot no. 209, West :- Adj. Society's Internal Road, North :- Adj. Plot no. 217, South :- Adj. Plot no. 215					
21	TCHHL02 16000100 085805	Ashaben Dnyaneshwar Hende Dnyaneshwar Hende	Rs.7,39,871/- (Rupees Seven Lakh Thirty Nine Thousand Eight Hundred Seventy One Only) 06-05-2023	Rs.5,90,000/- (Rupees Five Lakh Ninety Thousand Only) Earnest Money Deposit (EMD): - Rs.59,000/- (Rupees Fifty Nine Thousand Only) Type of possession :- Physical	Rs.10,38,116/- (Rupees Ten Lakh Thirty Eight Thousand One Hundred Sixteen Only) 28-06-2025	33	10316637	Indravadan Navinchandra Brahambhatt Kalpana Indravadan Brahambhatt	Rs. 8,96,957/- (Rupees Eight Lakh Ninety Six Thousand Nine Hundred Fifty Seven Only) 11-05-2024	Rs. 3,00,000/- (Rupees Three Lakh Only) Earnest Money Deposit (EMD): - Rs. 30,000/- (Rupees Thirty Thousand Only) Type of possession :- Physical	Rs.10,85,644/- (Rupees Ten Lakh Eighty Five Thousand Six Hundred Forty Four Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 174 of which area admeasuring 46.84 Sq. Mtrs, along with 47.02 Sq. Mtrs of undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "JALARAM RESIDENCY PART-1", constructed on non-agricultural land for Residential use bearing Revenue Survey No. 324, Block No. 346 Admeasuring 3-07-56 sq. mts. i.e., 30756 sq. mts. of which Akar is Rs.3076.10 Paisa, Situated at Moje Village: Kudsad, Ta: Olpad, Dist: Surat of Gujarat. Bounded :- East :- Adj. Plot No. 185, West :- 25 FT Road, North :- Adj. Plot No. 175, South :- Adj. Plot No. 173						Description of the Immovable Property: All the piece & parcel of immovable property bearing Plot No. 161 admeasuring 44.62 sq. mts., Along with 14.72 sq. mts. of Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "DIVINE VILLA", constructed on non-agricultural land for residential use bearing Block No. 743/1, Revenue Survey No. 737, 738, 739 admeasuring as per 7/12 Records as He.Are. Sq. Mtrs 1-60-00 of which akar is 12-30 Paisa, of Moje Village Hathuran, Ta: Mangrol, Dist: Surat. Bounded :- East :- Adj. Plot No. 170, West :- Adj. Society Road, North :- Adj. Plot no. 162, South :- Adj. Plot no. 160.					
22	10467825	Mr. Balvant Pandurang Songire Mrs.Pushpaben Pandurangbhai Songire	Rs.9,88,303/- (Rupees Nine Lakh Eighty Eight Thousand Three Hundred Three Only) 02-06-2021	Rs.3,00,000/- (Rupees Three Lakh Only) Earnest Money Deposit (EMD): - Rs.30,000/- (Rupees Thirty Thousand Only) Type of possession :- Physical	Rs.18,06,498/- (Rupees Eighteen Lakh Six Thousand Four Hundred Ninety Eight Only) 28-06-2025	34	10404310	Mr. Jignesh Dayalbhai Patel Mrs. Hemalataben Jigneshbhai Patel	Rs.10,07,437/- (Rupees Ten Lakh Seven Thousand Four Hundred Thirty Seven Only) 12-01-2022	Rs.4,20,000/- (Rs Four Lakh Twenty Thousand Only) Earnest Money Deposit (EMD): - Rs.42,000/- (Rupees Forty Two Thousand Only) Type of possession :- Physical	Rs.16,98,523/- (Rupees Sixteen Lakh Ninety Eight Thousand Five Hundred Twenty Three Only) 28-06-2025
Description of the Immovable Property: All the piece & parcel of Immovable property Plot No. 191 totally admeasuring 44.62 Sq. Mts. along with 14.72 Sq. Mts. undivided share in Road & Open land, in "Divine Residency", situated at Survey No. 763, Block No. 744, as per 7/12 admeasuring he. area 0-78-00 Sq. Mts. of Moje village Hathuran, Ta: Mangrol, Dist. Surat. Bounded :- East : Adj. Society Internal road, West : Adj. Plot No 178, North : Adj. Plot No 192, South : Adj. Plot No 190						Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 18 admeasuring 64.79 sq. mtrs., i.e. 77.75 sq. yard, along with 40.12 sq. mtrs., undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "MANSAROVAR VILLA", constricted on non-agriculture land for residential use bearing R.S. No./Block No.335, (after re-survey new block no.635 admeasuring 41481 sq. mtrs., Paiki North-West side admeasuring 10500 sq. mtrs.,), Situate at Moje Village: Utiyadara, Sub District: Ankleshwar, District: Bharuch of Gujarat Bounded :- East : Adj. Society Road, West : - Block No. 635, North : - Plot No. 17, South : -Plot No. 19					
23	10282142	Mr. Bhavesh Suresh Jogliya Mrs. Krishna Bhavesh Jogliya	Rs.10,45,979/- (Rupees Ten Lakh Forty Five Thousand Nine Hundred Seventy Nine Only) 13-10-2021	Rs.4,50,000/- (Rupees Four Lakh Fifty Thousand Only) Earnest Money Deposit (EMD): - Rs.45,000/- (Rupees Forty Five Thousand Only) Type of possession :- Physical	Rs.16,51,175/- (Rupees Sixteen Lakh Fifty One Thousand One Hundred Seventy Five Only) 28-06-2025	35	10349335	Jitendra Nandanwar Shobhaben Nandanwar Ganesh Nandanvar	Rs.7,91,774/- (Rupees Seven Lakh Ninety One Thousand Seven Hundred Seventy Four Only) 03-06-2023	Rs. 5,40,000/- (Rs Five Lakh Forty Thousand Only) Earnest Money Deposit (EMD): - Rs.54,000 /- (Rupees Fifty Four Thousand Only) Type of possession :- Physical	Rs.11,83,112/- (Rupees Eleven Lakh Eighty Three Thousand One Hundred Twelve Only) 28-06-2025
Description of the Immovable Property: All that piece and parcel of the All the Piece And Parcel Of Immovable Property Bearing Plot No. 10, total area admeasuring 64.79 Sq. Mtr., i.e. 77.75 Sq. Yard, Along With road, C.O.P.area Adm. 40.12 sq. meters and along with Undivided Share Proportionate Share In The Land And All Internal And External Rights Thereto Of The Premises/ Campus Known As "MANSAROVAR VILLA", Situate At Revenue Survey No./Block No. 335 of which area admeasuring Hctare-Aare 4-14-81 sq. mtr. i.e. 41481 sq. mtr and aakar Rs.24.87 paisa, from North-East side area admeasuring 10500 sq. mtr. for residential use, Of Moje Village : Utiyadra, Ta : Ankleshwar, Dist. : Bharuch of Gujarat. Bounded :- East : - Society Adjoining Road, West : - Adj. Block No. 335, North : - Plot No. 9, South : -Plot No. 11						Description of the Immovable Property: All the piece & parcel of Immovable property bearing As Per Approved Plan Plot No. 300/B admeasuring 44.61 sq. mts., Along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "SHIVAM RESIDENCY PART-1", constructed on non-agricultural land for residential use bearing Khata No. 146, Block No. 128, Survey No. 128/129/133 admeasuring 2-73-50 He. Aare sq. mts., of Moje Village Kareli, Ta: Palsana, Dist: Surat Bounded :- East :- Adj. Plot No. 295, West :- Adj. Society Road, North :- Adj. Plot No. 299, South : Adj. Plot No. 301.					
24	9846828	Mr. Bhupatbhai Dahyabhai Ginoya (Borrower) Mrs. Jayshreeben Bhupatbhai Ginoya (Co-borrower)	Rs.6,32,967/- (Rupees Six Lakh Thirty Two Thousand Nine Hundred Sixty Seven Only) 03 05-2021	Rs.2,70,000/- (Rupees Two Lakh Seventy Thousand Only) Earnest Money Deposit (EMD): - Rs.27,000/- (Rupees Twenty Seven Thousand Only) Type of possession :- Physical	Rs.11,56,704/- (Rupees Eleven Lakh Fifty Six Thousand Seven Hundred Four Only) 28-06-2025	36	10011329	Monika Chiragbhai Kathiriya Chirag Chimanbhai Kathiriya	Rs.3,54,529/- (Rupees Three Lakh Fifty Four Thousand Five Hundred Twenty Nine Only) 12-07-2022	Rs.3,20,000/- (Rupees Three Lakh Twenty Thousand Only) Earnest Money Deposit (EMD): - Rs.32,000/- (Rupees Thirty Two Thousand Only) Type of possession :- Physical	Rs.6,03,064/- (Rupees Six Lakh Three Thousand Sixty Four Only) 28-06-2025
Description of the Immovable Property: All that piece and parcel of the Flat No. 304, On The 3rd Floor in building no A-1, Admeasuring 601.64 Sq. Feet i.e. 55.89 Sq. Meters Super Built Up Area & 392.09 Sq. Feet i.e. 36.43 Sq. Meters Built Up Area, Along With Undivided Share In The Land Of "Mansarovar Residency" Situate Revenue Survey No.683, Block No.550/A, Admeasuring Hector 7-83-13 Sq. Meters, Akar Rs.29.89 paisa, Of Moje Village: Kathor, Tal: Kamrej, Dist: Surat Gujarat. Bounded :- East : - Adj Building of Mansarovar Plaza, West : Adj. Society road, Noeth : Adj. Building no A-2, South : Adj. COP and block no 552						Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Flat No. 205 on the 2nd Floor in Building "A", of which area Admeasuring is 29.74 Sq. Mts. as per Built up area, along with 7.84 Sq. Mtrs of undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "UMAVIHAR PALACE" of Uma-Vihar Bungalows, constructed on non-agricultural land for Residential use bearing Revenue Survey No. 25, Block No. 31 admeasuring 30352 Sq. Mts., Paiki Plot No. 164 to 170, Situated at Moje Village: Dastan, Ta: Palsana, Dist: Surat of Gujarat. Bounded :- East : - Adj. Society Road, West : - Property of Adj. Block No. 32, North : Adj. Society Road, South : Adj. C.O.P. Land and Plot No. 171.					
25	TCHHF02 16000100 001882	Bulukumar Sureshkumar Jena Lipsa Jena	Rs.64,29,135/- (Rupees Sixty Four Lakh Twenty Nine Thousand One Hundred Thirty Five Only) 20-09-2023	Rs.40,00,000/- (Rupees Forty Lakh Only) Earnest Money Deposit (EMD): - Rs.4,00,000/- (Rupees Four Lakh Only) Type of possession :- Physical	Rs.84,70,557/- (Rupees Eighty Four Lakh Seventy Thousand Five Hundred Fifty Seven Only) 28-06-2025	37	10432803	Mr. Rampravesh Teknarayan Yadav Mrs. Foolmatidevi R Yadav	Rs.7,91,575/- 05-04-2023	Rs.5,00,000/- (Rupees Five Lakh Only) Earnest Money Deposit (EMD): - Rs.50,000/- (Rupees Fifty Thousand Only) Type of possession :- Physical	Rs. 1218903/- (Rupees Twelve Lakh Eighteen Thousand Nine Hundred Three Only) 28-06-2025
Description of the Immovable Property: Property 1 - All the piece & parcel of Immovable property bearing Shop No. 444 on the Fourth floor, of which area admeasuring is 14.87 sq. mts. as per Carpet area and 15.65 Sq. Mtrs as per Built Up Area, along with undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "PAVILLION PLAZA", constructed on non-agricultural land, bearing Revenue Survey No. 75, 80, 89, Block No. 139 Admeasuring He. 6-38-39 sq. mts., T.P. Scheme No. 69 (Dindoli-Godadara), Final Plot No. 124/B Admeasuring 14914 sq. mts. Paiki Final Plot No. 124/B/Sub Plot No. 3 Admeasuring 3151.46 sq. mts., Situated at Moje: Dindoli, Ta: Surat City, Dist: Surat of Gujarat. Bounded as Follows :- East : F.P. No. 172, West : 24.00 Mtrs T.P. Road, North : F.P. No. 173, South : F.P. No. 173, South : F.P. No. 124/B/Sub Plot No. 2. Property 2 - All the piece & parcel of Immovable property bearing Shop No. 445 on the Fourth floor, of which area admeasuring is 14.87 sq. mts. as per Carpet area and 15.65 Sq. Mtrs as per Built Up Area, along with undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "PAVILLION PLAZA", constructed on non-agricultural land, bearing Revenue Survey No. 75, 80, 89, Block No. 139 Admeasuring He. 6-38-39 sq. mts., T.P. Scheme No. 69 (Dindoli-Godadara), Final Plot No. 124/B Admeasuring 14914 sq. mts. Paiki Final Plot No. 124/B/Sub Plot No. 3 Admeasuring 3151.46 sq. mts., Situated at Moje: Dindoli, Ta: Surat City, Dist: Surat of Gujarat. Bounded as Follows :- East : F.P. No. 172, West : 24.00 Mtrs T.P. Road, North : F.P. No. 173, South : F.P. No. 124/B/Sub Plot No. 2. Property 3 - All the piece & parcel of Immovable property bearing Shop No. 446 on the Fourth floor, of which area admeasuring is 14.87 Sq. mts. as per Carpet area and 15.65 Sq. Mtrs as per Built Up Area, along with undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "PAVILLION PLAZA", constructed on non-agricultural land, bearing Revenue Survey No. 75											

TATA CAPITAL HOUSING FINANCE LIMITED

Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013.

Branch Address: Office No 208 To 212 | 2nd Floor, Eco Futurz, Nr. Khatu Shyanji Temple, New City Light Road, Surat- 395007.

NOTICE FOR SALE OF IMMOVABLE PROPERTY

(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

Sr. No.	Loan A/c No.	Name of Borrower(s)/Co-borrower(s) Legal Heir(s)/Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Outstanding as on	Sr. No.	Loan A/c No.	Name of Borrower(s)/Co-borrower(s) Legal Heir(s)/Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Outstanding as on
43	10383252	Mrs. Pravinaben Bharatbhai Sutaraiya Mr. Bharat Babubhai Sutaraiya	Rs.13,90,697/- (Rs Thirteen Lakh Ninety Thousand Six Hundred Ninety Seven Only) 07-10-2024	Rs.13,50,000/- (Rs Thirteen Lakh Fifty Thousand Only) Earnest Money Deposit (EMD): - Rs.1,35,000/- (Rs One Lakh Thirty Five Thousand Only) Type of possession :- Physical	Rs.15,98,467/- (Rupees Fifteen Lakh Ninety Eight Thousand Four Hundred Sixty Seven Only) 28-06-2025	52	10283350	Satyanarayan Prajapati Shilpa Satyanarayan Prajapati	Rs.8,70,565/- 03-06-2023	Rs.5,00,000/- (Rupees Five Lakh Only) Earnest Money Deposit (EMD): - Rs. 50,000/- (Rupees Fifty Thousand Only) Type of possession :- Physical	Rs.12,68,445/- (Rupees Twelve Lakh Sixty Eight Thousand Four Hundred Forty Five Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Flat No. 503 on Fourth Floor in building No. H2 of which area admeasuring 41.49 sq. mtrs. (as per sanctioned plan) 42.55 Sq. Mtrs. (as per RERA/ said Act) carpet area, along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "STAR PAVITRA NAGRI", constructed on non-agricultural land for residential use bearing Block No. 2915, T.P. No. 48 (Kholvad), Final Plot No. 86, Situate at Moje Village: Kholvad, Sub- Dist.: Kamrej, District: Surat of Gujarat.v Bounded :- East:- R-09 Sub Center, West:- FP 87, North :- 24 mtr DP Road, South :-18 mtr TP Road.						Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 98/B of which area admeasuring 42.38 sq. mts., Along with Undivided share proportionate share in the underneath land and all internal and external rights thereto in the premises/campus known as "SWARNA VILLA RESIDENCY", constructed on non-agricultural land for residential use bearing Block No. 4, Revenue Survey No. 4/1, 4/2, 4/3, 4/4, 4/5, 13/1 Admeasuring 21762 he. Aare. Sq. mts., Akar 41.43 Paisa, Situated at Village: Kareli, Tal: Palsana, Dist: Surat. Bounded :- East :- Adj. Plot No. 95/B, West :- Society Road, North :- Adj. Plot No. 97/A, South :- Adj. Plot No. 99/B					
44	10330210	Rajeshbhai Somjibhai Barapatre Ashaben Rajeshbhai Barapatre Jagdish Somdas Barapatre	Rs.14,76,964/- (Rupees Fourteen Lakh Seventy Six Thousand Nine Hundred Sixty Four Only) 07-08-2024	Rs.10,00,000/- (Rupees Ten Lakh Only) Earnest Money Deposit (EMD): - Rs.1,00,000/- (Rupees One Lakh Only) Type of possession :- Physical	Rs.17,70,713/- (Rupees Seventeen Lakh Seventy Thousand Seven Hundred Thirteen Only) 28-06-2025	53	10549185	Mr. Shivaji Rupaji Ingle Mrs. Reshma Shivaji Ingle	Rs.11,77,251/- (Rupees Eleven Lakh Seventy Seven Thousand Two Hundred Fifty One Only) 02-06-2021	Rs.4,60,000/- (Rupees Four Lakh Sixty Thousand Only) Earnest Money Deposit (EMD): - Rs.46,000/- (Rupees Forty Six Thousand Only) Type of possession :- Physical	Rs.21,55,871/- (Rupees Twenty One Lakh Fifty Five Thousand Eight Hundred Seventy One Only) 28-06-2025
Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 157 admeasuring 80.00 sq. yard i.e. 66.89 sq. mts., Along with 37.75 sq. mts. i.e. 45.15 sq. yard undivided share in the land of Road Margin, totally 104.64 sq. mts. i.e. 125.15 sq. yard, and all internal and external rights thereto in the premises/campus known as "RUDRAKSH HOME", constructed on non-agricultural land for residential use bearing Revenue Survey No. 357/2B, 357/2A & 357/2C, Block No. 145/A, Khata No. 547 admeasuring He. Aare 1-84-67 sq. mts., of Moje Village Mulad, Ta: Olpad, Dist: Surat of Gujarat Bounded :- East :- Adj. Society Road, West :- Property of Plot No. 164, North :- Property of Plot No. 158, South :-Property of Plot No. 156.						Description of the Immovable Property: All the piece & parcel of Immovable property bearing Plot No. 184 admeasuring 40.15 Sq. Mts. i.e. 48 Sq. Yard. Along with 22.01 Sq. Mts. Undivided Share in the land of Road & C.O.P. in "Ramkrishna Residency - 1" Situated at Block No. 230, 231, 232, 233, 234, 235, 236, 238, 240, 245, 246, after marge Block No. 230 admeasuring He. 2-61-03 Prati Aare Sq. Mts. and Block No. 241 admeasuring He. 0-09-10 Prati Aare Sq. Mts. Totally He. 2-70-13 Prati Aare Sq. Mts. of Moje Mota, Ta: Bardoli, Dist. Surat. Bounded :- East :- Adj. Society Internal Road, West :- Adj. Plot No. 163, North :- Adj. Plot No. 183, South :- Adj. Plot No. 185					
45	10317041	Rajeshkumar Khimjibhai Jogia. Nitinben Rajeshbhai Jogia	Rs.11,06,681/- 14-06-2022	Rs.5,00,000/- (Rupees Five Lakh Only) Earnest Money Deposit (EMD): - Rs.50,000/- (Rupees Fifty Thousand Only) Type of possession :- Physical	Rs.18,65,880/- (Rupees Eighteen Lakh Sixty Five Thousand Eight Hundred Eighty Only) 28-06-2025	54	10521975	Mr. Uttampur Ganeshpuri Gauswami Lilaben Ganeshpari Goswami	Rs.8,06,172/- (Rupees Eight Lacs Six Thousand One Hundred Seventy Two Only) 30-04-2021	Rs.2,25,000/- (Rs Two Lakh Twenty Five Thousand Only) Earnest Money Deposit (EMD): - Rs.22,500/- (Rs Twenty Two Thousand Five Hundred Only) Type of possession :- Physical	Rs.15,44,380/- (Rupees Fifteen Lakh Forty Four Thousand Three Hundred Eighty Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 11, of which area admeasuring is 64.79 Sq. Mts. i.e. 77.75 sq. yard, along with 40.12 Sq. Mtrs of undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "MANSAROVAR VILLA", constructed on non-agricultural land for Residential use bearing Revenue Survey / Block No. 335, New Block No. 635 of which area admeasuring Hector Aare 4-14-81 sq. Mts. i.e. 41481 Sq. Mts., AkaraRs.24.87 Paisa Paiki Northern Eastern Side admeasuring 10500 Sq. Mts., Situated at Moje Village: Utiyadhara, Ta: Ankleshwar, Dist: Bharuch of Gujarat Bounded :- East :- Adj. Society Road, West :- Adj. Block No. 635, North :- Plot No. 10, South :- Plot No. 12						Description of the Immovable Property: All that piece and parcel of the Flat No.402 on 4th floor In Block "E/1" Super built up area admeasuring 545 sq. foot., i.e. 50.65 sq. mtrs., Built up are admeasuring 366.27 sq. foot., i.e. 34.04 along with Road and Parking Adm. 18.49 sq. mtrs. & C.O.P. 2.07 Sq. mtrs. Total Adm. 20.56 sq. mtrs., undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "BHAKTIDHARA RESIDENCY", constricted on non-agriculture land for residential use bearing Block No.130 admeasuring He. Area 1-31-52 sq. mtrs.,, Revenue Survey No. 56, 57, 59 Situate at Moje Village: Sayan, Sub District: Olpad, District: Surat of Gujarat. Bounded :- East :- Building No. E/2, West :- Flat No. E/1-401, North :- Open Land, South :- Flat No. E/1-403					
46	TCHHL02 16000100 089721	Rajeshkumar Rajbali Patel Kisamatidevi Rajeshkumar Patel	Rs.8,48,242/- (Rupees Eight Lakh Forty Thousand Two Hundred Forty Two Only) 19-12-2022	Rs.5,00,000/- (Rupees Five Lakh Only) Earnest Money Deposit (EMD): - Rs.50,000/- (Rupees Fifty Thousand Only) Type of possession :- Physical	Rs.13,26,959/- (Rupees Thirteen Lakh Twenty Six Thousand Nine Hundred Fifty Nine Only) 28-06-2025	55	TCHIN026 40001002 34640 & TCHIN026 40001001 46296 & TCHHF02 64000100 145738	Hitendra Kishanbahadur Shahi & Sunita Hitendra Shahi	Rs.1,61,660/- (Rupees One Lakh Sixty One Thousand Six Hundred and Sixty Only) is due and payable by you under Agreement no. TCHIN0264000100234640 and an amount of Rs.1,08,864/- (Rupees One Lakh Eight Thousand Eight Hundred and Sixty Four Only) is due and payable by you under Agreement no. TCHIN0264000100146296 and an amount of Rs.9,75,871/- (Rupees Nine Lakh Seventy Five Thousand Eight Hundred and Seventy One Only) is due and payable by you under Agreement no. TCHHF0264000100145738 Totalling to Rs.12,46,395/- (Rupees Twelve Lakh Forty Six Thousand Three Hundred and Ninety Five Only) 06-06-2024	Rs. 11,90,000/- (Rupees Eleven Lakh Ninety Thousand Only) Earnest Money Deposit (EMD):- Rs. 1,19,000 /- (Rupees One Lakh Nineteen Thousand Only) Type of possession Physical	Rs.12,30,451/- (Rupees Twelve Lakh Thirty Thousand Four Hundred Fifty One Only) is due and payable by you under Agreement no. TCHHF0264000100145738 and an amount of Rs.2,15,506/- (Rupees Two Lakh Fifteen Thousand Five Hundred Six Only) is due and payable by you under Agreement no. TCHIN0264000100234640 and an amount of Rs.1,40,064/- (Rupees One Lakh Forty Thousand Sixty Four Only) is due and payable by you under Agreement no. TCHIN0264000100146296 totalling to Rs.15,86,021/- (Rupees Fifteen Lakh Eighty Six Thousand Twenty One Only) 28-06-2025
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 92/B, of which area admeasuring is 42.38 Sq. Mtrs, along with undivided share proportionate share in the underneath land and all internal and external rights thereto of the premises/campus known as "SWARNA VILLA RESIDENCY", constructed on non-agricultural land, bearing Block No. 4, Revenue Survey No. 4/1, 4/2, 4/3, 4/4, 4/5, 13/1 admeasuring 21762 He. Are Sq. Mts., Akar 41.43 Paisa., Situated at Moje Village: Kareli, Ta: Palsana, Dist: Surat. Bounded :- East :- Society Road, West :- Plot No. 101/B, North :- Plot No. 93/B, South :- Plot No. 91/B.						Description of the Immovable Property: All The Piece And Parcel of property being Residential Flat No. B/301, (House No. 2782) admeasuring about 902.00 Square Feets i.e. 74.00 Square Meters as per Super built up area, along with 10.00 Sq. Mtrs of Undivided Share proportionate share in the underneath land and all internal and external rights thereto lying and located on the 3rd Floor of the 'B' building known as "SUNRISE RESIDENCY", Constructed on N.A. land bearing Survey No. 281/1, admeasuring about - 4088.00 Square Meters, out of total area admeasuring about- 4553.00 Square Meters Situated at Village- Chanod, Taluka- Vapi, Dist- Valsad, Gujarat. Bounded as follows:- Eastby : Open Space, Westby : Stairs, Northby : Open Space, Southby : Passage.					
47	10561431	Mr. Rakesh Rameshbhai Devani Mrs. Bhavikaben Rameshbhai Devani	Rs.10,13,970/- (Rupees Ten Lakh Thirteen Thousand Nine Hundred Seventy Only) 12-05-2021	Rs.3,00,000/- (Rupees Three Lakh Only) Earnest Money Deposit (EMD): - Rs.30,000/- (Rupees Thirty Thousand Only) Type of possession :- Physical	Rs.18,01,431/- (Rupees Eighteen Lakh One Thousand Four Hundred Thirty One Only) 28-06-2025	Description of the Immovable Property: All The Piece And Parcel of property being Residential Flat No. B/301, (House No. 2782) admeasuring about 902.00 Square Feets i.e. 74.00 Square Meters as per Super built up area, along with 10.00 Sq. Mtrs of Undivided Share proportionate share in the underneath land and all internal and external rights thereto lying and located on the 3rd Floor of the 'B' building known as "SUNRISE RESIDENCY", Constructed on N.A. land bearing Survey No. 281/1, admeasuring about - 4088.00 Square Meters, out of total area admeasuring about- 4553.00 Square Meters Situated at Village- Chanod, Taluka- Vapi, Dist- Valsad, Gujarat. Bounded as follows:- Eastby : Open Space, Westby : Stairs, Northby : Open Space, Southby : Passage.					
Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Flat No. 401, (As Per Passing Plan Building No. A), Non-Agricultural Totally admeasuring 21,969 sq. mts.,in Building "A2" Build up area admeasuring 402.50 sq. feets., along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "DHARM NANDAN TOWNSHIP - 2", constructed on non-agriculture land for residential use bearing Block No. 189/A, Survey No. 104/1+2+3. 103/4, 121/1, 151/1, 119/9, 165/1, 165/2, 155, 57/1, 158/1, Situate at Moje Village: Sayan, Taluka: Olpad, District: Surat of Gujarat. Bounded :- East :- Block No. 218+219+223, West :- Block No. 229+287+288, North :- Block No. 223, South :- Moje Sayan Velanja Road						Description of the Immovable Property: All The Piece And Parcel of property being Residential Flat No. B/301, (House No. 2782) admeasuring about 902.00 Square Feets i.e. 74.00 Square Meters as per Super built up area, along with 10.00 Sq. Mtrs of Undivided Share proportionate share in the underneath land and all internal and external rights thereto lying and located on the 3rd Floor of the 'B' building known as "SUNRISE RESIDENCY", Constructed on N.A. land bearing Survey No. 281/1, admeasuring about - 4088.00 Square Meters, out of total area admeasuring about- 4553.00 Square Meters Situated at Village- Chanod, Taluka- Vapi, Dist- Valsad, Gujarat. Bounded as follows:- Eastby : Open Space, Westby : Stairs, Northby : Open Space, Southby : Passage.					
48	10131179	Rameshbhai Bachubhai Mor Manguben Rameshbhai Mor	Rs.13,26,918/- (Rupees Thirteen Lakh Twenty Six Thousand Nine Hundred Eighteen Only) 15-10-2024	Rs.12,50,000/- (Rs Twelve Lakh Fifty Thousand Only) Earnest Money Deposit (EMD): - Rs.1,25,000/- (Rs One Lakh Twenty Five Thousand Only) Type of possession :- Physical	Rs.15,62,762/- (Rupees Fifteen Lakh Sixty Two Thousand Seven Hundred Sixty Two Only) 28-06-2025	Description of the Immovable Property: All the rights, piece & parcel of the immovable property bearing Shop no. F-39 having a built-up area of 18.58 Sq. Mtrs. along with share in undivided land admeasuring 5.57 Sq. Mtrs. located on the First Floor of Premises/Building known as "Platinum Plaza" constructed by Suketu Corporation on Non-Agricultural land meant for commercial purpose notified under G.I.D.C bearing Plot no. C.M/12 of survey no. 556 of Moje Village: Kosmadi, Sub District: Ankleshwar, District: Bharuch, Gujarat. Bounded as follows:- East: By Passage, West: By Shop no. F-26, North: By Passage, South: By Shop no. F-24					
Schedule B : All the right piece and parcel of the immovable property bearing Shop no. F-25 having a built-up area of 18.58 Sq. Mtrs. along with share in undivided land admeasuring 5.57 Sq. Mtrs. located on the First Floor of Premises/Building known as "Platinum Plaza" constructed by Suketu Corporation on Non-Agricultural land meant for commercial purpose notified under G.I.D.C bearing Plot no. C.M/12 of survey no. 556 of Moje Village: Kosmadi, Sub District: Ankleshwar, District: Bharuch, Gujarat. Bounded as follows: East:By Shop no. F-24, West: By Passage, North: By Shop no. F-38, South: By Passage						TERMS AND CONDITION: 1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs.10,000/- (Rupees Ten Thousand Only). 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 17-07-2025 between 11 AM to 5.00 PM. with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24Hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities arears of property tax, electricity etc.. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, ValueTrust Capital Services Private Limited, 585 Hastling Colony, VIP Nagar, Anandapur, Kolkata 700 100 through its coordinators, Auction.Manager@BidDeal.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No 8589893696. Please send your query on WhatsApp Number 9999078669. 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company. 14. Please refer to the below link provided in secured creditor's website https://surl.li/ejddut for the above details. 15. Kindly also visit the link: https://www.tatacapital.com/property-disposal.html					
49	10491542	Ravi Mansukhbhai Changani Kantaben Premjibhai Changani	Rs.15,13,955/- (Rupees Fifteen Lakh Thirteen Thousand Nine Hundred Fifty Five Only) 15-10-2024	Rs.14,90,000/- (Rs Fourteen Lakh Ninety Thousand Only) Earnest Money Deposit (EMD): - Rs.1,49,000/- (Rs One Lakh Forty Nine Thousand Only) Type of possession :- Physical	Rs.17,39,675/- (Rs Seventeen Lakh Thirty Nine Thousand Six Hundred Seventy Five Only) 28-06-2025	Description of the Immovable Property: All the piece and parcel of the immovable property bearing Plot No. 101, Admeasuring Plot area 50.17 Sq. Mt. along with 32.93 Sq. Mt. undivided share in road located in 'Dharma Row House' situated at revenue survey no. 96, 97, 94, 92 block no. 54/A/1, admeasuring 22000 Sq. Mt. of Moje village syadala Ta. Olpad Dist: Surat. Bounded :- East :- Plot No. 102, West :- Plot No. 100, North :- Road, South :- Plot No. 81					
50	9841478	Mr. Sanjaybhai B Dabhi Mrs. Jyotiben Sanjaybhai Dabhi	Rs.10,16,630/- (Rupees Ten Lakh Sixteen Thousand Six Hundred Thirty Only) 06-03-2020	Rs.5,00,000/- (Rupees Five Lakh Only) Earnest Money Deposit (EMD): - Rs.50,000/- (Rupees Fifty Thousand Only) Type of possession :- Physical	Rs.19,56,615/- (Rupees Nineteen Lakh Fifty Six Thousand Six Hundred Fifteen Only) 28-06-2025	Description of the Immovable Property: All the piece & parcel of the immovable property bearing Plot No. 100 Admeasuring 40.13 Sq. Mtr., along with Road and C.O.P. admeasuring 13.24 Sq. Mtr., along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "SHIVDHARA RESIDENCY", constructed on non-agricultural land for residential use Situated at Block No. 302 admeasuring as per form 7/12 total measuring H.Aare.Sq.Mtr. 0-66-59, aakar RS.6-50 paisa, Block No. 304 as per form 7/12 total admeasurment H.Aare.Sq.Mtr. 0-13-08 aakar RS.1-12 paisa, Block No. 305 as per form 7/12 total admeasurment H.Aare.Sq.Mtr. 0-73-73 aakarRs.6-31 paisa total admeasuring 15340 Sq. Mtr., situated at Moje Village: Tarsadi, Sub-Dist.: Mangrol, District: Surat of Gujarat. Bounded:- East:- Adj. Plot No. 155, West:- Adj. Society Road, North :- Adj. Plot No. 101, South :- Adj. Plot No. 99.					
51	10374145	Mrs. Sarika Ramesh Bidkar Mr. Rameshbhai Bidkar	Rs.9,14,287/- (Rupees Nine Lakh Fourteen Thousand Two Hundred Eighty Seven Only) 24-07-2021	Rs.3,99,000/- (Rs Three Lakh Ninety Nine Thousand Only) Earnest Money Deposit (EMD): - Rs.39,900/- (Rs Thirty Nine Thousand Nine Hundred Only) Type of possession :- Physical	Rs.16,04,336/- (Rupees Sixteen Lakh Four Thousand Three Hundred Thirty Six Only) 28-06-2025	Description of the Immovable Property: All the rights, piece & parcel of Immovable property bearing Plot No. 100 Admeasuring 40.13 Sq. Mtr., along with Road and C.O.P. admeasuring 13.24 Sq. Mtr., along with undivided share proportionate share in the underneath land of the building and all internal and external rights thereto of the premises/campus known as "SHIVDHARA RESIDENCY", constructed on non-agricultural land for residential use Situated at Block No. 302 admeasuring as per form 7/12 total measuring H.Aare.Sq.Mtr. 0-66-59, aakar RS.6-50 paisa, Block No. 304 as per form 7/12 total admeasurment H.Aare.Sq.Mtr. 0-13-08 aakar RS.1-12 paisa, Block No. 305 as per form 7/12 total admeasurment H.Aare.Sq.Mtr. 0-73-73 aakarRs.6-31 paisa total admeasuring 15340 Sq. Mtr., situated at Moje Village: Tarsadi, Sub-Dist.: Mangrol, District: Surat of Gujarat. Bounded:- East:- Adj. Plot No. 155, West:- Adj. Society Road, North :- Adj. Plot No. 101, South :- Adj. Plot No. 99.					

Sd/-
Authorised Officer
Tata Capital Housing Finance Ltd.

Place:- Surat
Date :- 07-07-2025

DEBTS RECOVERY TRIBUNAL - I

Government of India,
Ministry of Finance, Department of Financial Services
4th Floor, Bhikhubhai Chambers, 18, Gandhinagar Society,
Nr. Kochrab Ashram, Ellisbridge, Ahmedabad-380006

(Established u/s. 3 of the Recovery of Debts due to Banks & Financial Institution Act, 1993, for the area comprising Districts of Ahmedabad, Gandhinagar, Mehsana, Patan Sabarkantha, (Himmattnagar) Banaskantha (Palanpur) of Gujarat state w.e.f. 1st June, 2007)

(See Section 25 to 29 of the Recovery of Debts and Bankruptcy Act, 1993 read with Rule 2 of Second Schedule of the Income Tax Act-1961)

RC No. 15/2024 O.A. No. 56/2019

CH: PUNJAB NATIONAL BANK
VERSUS
M/s. Meridian Extrusions Pvt. Ltd. & ORS.

DEMAND NOTICE

To,
C.D. No. 1: M/s. Meridian Extrusions Pvt. Ltd.: Having registered office at 10, Vrajgopi vila-1 Village -Palodiya, Kalol, Gandhinagar.
C.D. No. 2: Mr. Prateek Kejriwal: At A/502, Popular Domain, Near Rajpath Club, S.G. Highway, Ahmedabad.
C.D. No. 3: Mr. Sudesh Sharma: At 205, Law Garden, 247, Shri Nagar Main Road, Indore -M.P.
C.D. No. 4: Mr. Kaushal Kishore Mishra: At Sai Sagar Colony Rao, Indore - M.P.
C.D. No. 5: Mr. Dipak Shah: At 9, Mahavir Bunglow, Nr. Jain Derasar, Satellite, Ahmedabad.

In view of the Recovery Certificate issued in **T.O./O.A./M.A./Misc.I.A./Exe. Pet./No. 56/2019** passed by the Hon'ble Presiding Officer, DRT-1, Ahmedabad an amount of **Rs. 1,60,79,848.03 (Rupees One Crore Sixty Lakhs Seventy Nine Thousand Eight Hundred Forty Eight and Three Paisa Only)** (as per interest certificate dated **18.02.2025**) is due against you.

You are hereby called upon to deposit the above / below sum within 15 days of the receipt of the notice, failing which the recovery shall be made as per rules.

In addition to the sum aforesaid you will be liable to pay:

(a) Such interest and cost as is payable in terms of Recovery Certificate.
(b) All costs, charges and expenses incurred in respect of the service of this notice and other process that may be taken for recovering the amount due.

Given under my hand and the seal of the Tribunal, this 26th day of June, 2025
Next Date: 24.07.2025

(Love Kumar)
Recovery Officer-1
DRT-I, Ahmedabad.

Indian Bank

ANKLESHWAR BRANCH

ANKLESHWAR BRANCH, Shop No. 4 & 5, Near Rajkamal Building, Old N.H.No.8, Ankleshwar GIDC

DEMAND NOTICE

Notice under Sec. 13 (2) of The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,
1.Mr. Vipin Mishra (Borrower and Mortgagor)
Add-1: 145, Khalispur Khurd, Kutir Chakkey, Kerakat, Khalispur Kalan, Jaunpur, Uttar Pradesh - 222146.
Add-2: Plot No. 18, Roshni Nagar, Beside Maharana Pratap Public School, Near Meera Nagar, Rajpipla Road, Sarangpur, Ankleshwar, Bharuch - 393001.
Sir/Madam,
Sub: Loan account/s Mr. Vipin Mishra with Indian Bank GIDC Ankleshwar branch - Reg.

You committed default in repayment of loans to the tune of **Rs. 16,12,786.97 (Rupees Sixteen Lakhs Twelve Thousand Seven Hundred Eighty-Six and Paisa Ninety-Seven Only)** with further interest at the agreed rate from **07/06/2025** till date of repayment.

The Bank, issued notice under the Act on **07/06/2025** calling upon you to repay the outstanding amount of **Rs. 16,12,786.97 (Rupees Sixteen Lakhs Twelve Thousand Seven Hundred Eighty-Six and Paisa Ninety-Seven Only)** as on **06/06/2025**. The notice was sent to you by speed post has been returned unserved.

You are called upon to pay **Rs. 16,12,786.97 (Rupees Sixteen Lakhs Twelve Thousand Seven Hundred Eighty-Six and Paisa Ninety-Seven Only)** together with interest from **07/06/2025** till date of payment within 60 days from the date of this notice failing which Bank, will be constrained to exercise rights of enforcement of security interest as against the secured assets given in the schedule hereunder. This Notice is without prejudice to any other right / remedy available to the Secured Creditor.

"We draw attention to the provisions of Section 13(8) of the SARFAESI Act and the Rules framed there under which deals with your rights of redemption over the securities".

This Notice is without prejudice to any other remedy available to the Secured Creditor - including its right to proceed with the proceedings presently pending before DRT/RO of DRT/DRAT/Court and proceed with the execution of order/decreed obtained to be obtained.

SCHEDULE
The specific details of the assets in which security interest is created are enumerated hereunder :
Mortgaged assets :
All that Part and Parcel of residential property bearing plot & building Plot No. 18 admeasuring 43.61 Sq. Mtrs in residential scheme ROSHANI NAGAR of Block No. 234/1 situated in the Village Sarangpur, Sub - Dist Ankleshwar & Dist. Bharuch. Boundaries : North : Internal Road, South : Plot No. R – 1/35, East: Plot No. R – 17, West: Plot No. R - 19.

The Authorised Officer (Chief Manager of Indian Bank)

FORM No. URC - 2

Advertisement giving notice about registration under Part I of Chapter XXI

[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 has been made to the Registrar at ROC, CRC, New Delhi that **ZERAKI MARKETING LLP** a Limited Liability Partnership may be registered under Part I of Chapter XXI of the Companies Act 2013, as a company limited by shares.

2. The principal objects of the company are as follows:

a. To carry on the business as a fast fashion jewellery brand (imitation jewellery), operating as a direct-to-consumer (D2C) Company, selling products through our own website as well as other online market platforms; to source imitation jewellery made of brass, stainless steel, and other allied metals or materials from reputed manufacturers; and to engage in all or any of the activities related to the branding, marketing, distribution, and sale of fashion jewellery and accessories.

b. To carry on the business of dealing in all types of imitation, artificial, and fashion jewellery, including but not limited to mangalsutras, earrings, bangles, bracelets, chains, rings, necklaces, anklets, and other fashion accessories made from brass, stainless steel, synthetic stones, beads, enamel, and other non-precious materials.

c. To engage in the business of designing, packaging, marketing, and distributing imitation jewellery products and fashion accessories, and to promote and sell such products exclusively through online platforms, both in India and abroad.

3. A copy of the draft memorandum and articles of association of the proposed company may be inspected at the office at GR FLOOR SHOP 287 PLOT 5/6/7 PODAR ARCADE, VARACHHA ROAD SY NO 47 A TPS 4 PP 255 NR GARNARA, KHAND BAZAR SURAT, GUJARAT-395003, 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 (CRC), Indian Institute of Corporate Affairs (IICA), Plot No. 6, 7, 8, Sector 5, IMT Manesar District Gurgaon (Haryana), Pin code -122050, within twenty-one days from the date of publication of this notice, with a copy to the company at its registered office.

Dated this 05th day of July, 2025
Name(s) of Applicant-ZERAKI MARKETING LLP
1. HARSHIT RAJESHKUMAR BHANDARI (DIN: 10127465)
2. MUSTUFA MUSTAN BEDAWALA (DIN: 10127464)

Union Bank of India

REGIONAL OFFICE, RAJKOT

Union Bank Bhavan, Opp. Indoor Stadium, Race-Course Ring Road, Rajkot

EMPALEMENT OF ARCHITECTS/CONTRACTORS

Union Bank of India, Regional Office, Race Course Ring Road, Rajkot invites proposal from qualified Architect / Contractors for Empaement for Branches / Offices /ATMs under Rajkot Region for below listed categories :

1. Architect, 2. Furnishing, 3. Electricals & Air Conditioning, 4. Glow Sign Boards / Branding Work

For further details, please visit our Bank's website www.unionbankofindia.co.in OR NIC Portal <https://eprocure.gov.in> OR our Office. Last date for submission of proposals in prescribed formats is **28.07.2025** (next Bank working day if last date is a Bank Holiday) up to 3:00 PM.

Further communications, corrigendum, amendments, if any will be hosted in Bank's website / NIC Portal only. The Bank reserves the right to reject any or all proposals or to cancel entire Tender process without assigning any reasons whatsoever.

Date : 07.07.2025, Place : Rajkot

Sd/- Deputy General Manager

Bank of Baroda

Regional Office Jamnagar
Ph. 0288-2675172 / 2660779 / 2677672

Tender Notice : Requires Premises on Lease at Porbandar

The Bank of Baroda invites offers for Commercial Premises on Lease Basis from the Owners / Power of Attorney Holders of Premises on Ground Floor with Carpet Area of **1600 to 2000 Sq. Ft.** for Shifting its **Wadi Plot Branch** with all facilities including Adequate Parking, 3 - Phase Power Supply Etc. in **Wadi Plot or Station / SVP Road or NarsangTekri Area of Porbandar**.

The Premises shall be ready for occupation or likely to be ready for occupation within a period of 2 to 3 months. Premises must be having Municipal Approval for commercial use. The intending offerers shall submit their offers in single sealed envelope duly super-scripting "**Tender - for Wadi Plot Branch**" containing two separate sealed covers superscribed "**Technical Bid**" and "**Price Bid**" to "**The Regional Manager, Bank of Baroda, Jamnagar Regional Office, First Floor M P House, Saru Section Road, Jamnagar, Gujarat - 361 008**" on or before **21.07.2025 up to 3:00 PM**. Priority would be given to the premises belonging to Public Sector Units / Govt. Departments. For details please log in tender section of our web site www.bankofbaroda.in or visit our **Wadi Plot Branch**. The Bank reserves its right to accept or reject any offer without assigning reasons therefor.

- Regional Manager