

Undertaking in respect to compliance with section 29A of Insolvency and Bankruptcy Code, 2016 by prospective buyers

I/We----- S/o-----R/o----- (Prospective Buyer)
undertake/confirm and state as under:-

I/We are

- a) Not an un discharged insolvent;
- b) Not a willful defaulter in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949;
- c) at the time of submission of the bid, I/We has/have an account, or an account under the management or control of prospective buyer, classified as non-performing asset in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949 or the guidelines of a financial sector regulator issued under any other law for the time being in force, and at least a period of one year has lapsed from the date of such classification till the date of commencement of the corporate insolvency resolution process of the corporate debtor:

Provided that the person shall be eligible to submit the bid if such person makes payment of all overdue amounts with interest thereon and charges relating to non-performing asset accounts before submission of bid:

Provided further that nothing in this clause shall apply to a prospective buyer where such prospective buyer is a financial entity.

- (d) I/We have not been convicted for any offence punishable with imprisonment–
 - (i) For two years or more under any Act specified under the Twelfth Schedule of the Code ;or
 - (ii) for seven years or more under any law for the time being in force:

Provided that this clause shall not apply to a person after the expiry of a period of two years from the date of his release from imprisonment:

- (e) I/We are not disqualified to act as a director under Companies Act, 2013;
- (f) I/We are not prohibited by the Securities Exchange Board of India from trading in securities or accessing the securities market;
- (g) I/We have not been a promoter or in the management or control of the Company in which a preferential transaction, under valued transaction, extortionate credit transaction or fraudulent transaction has taken place and in respect of which an order has been made by the Adjudicating Authority under the Code;

Provided that this clause shall not apply if a preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction has taken place prior to the acquisition of the corporate debtor by the resolution applicant pursuant to a solution plan approved under this Code or pursuant to a scheme or plan approved by a financial sector regulator or a court, and such resolution applicant has not otherwise contributed to the preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction;

- (h) I/We have not executed a guarantee in favor of a creditor in respect of a borrower against which an application for insolvency resolution made by such creditor has been admitted under this Code and such guarantee has been invoked by the creditor and remains unpaid in full or part

Signature

Name of Prospective Buyer

APPENDIX IV-A

[Refer Proviso to Rule 8(6)]

e-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTY

{Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002}

Reg: E-Auction Sale Notice for sale of immovable property under the Securitization 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 public in general and in particular to borrower and guarantor that the below described immovable property mortgaged/charged to the secured creditor, the possession of which has been taken by the Authorized Officer of NIDO HOME FINANCE LIMITED - Secured Creditor, will be sold on **“AS IS WHERE IS”, “AS IS WHAT IS”, and “WHATEVER THERE IS” basis** on and will be conducted on 21.03.2025. ‘On Line’ for the recovery of amount as mentioned in appended table till the recovery of loan dues.

NIDO HOME FINANCE LIMITED having assigned the financial asset(s) pertaining to the loans of the borrowers together with all its rights, title and interests in the financing documents and any underlying security interests, pledge and/or guarantees in respect of such loans in favor of Prudent ARC Limited (Acting in the capacity of Trustee of Prudent Trust – 94/24) u/s 5 of the SARFAESI Act 2002. Prudent ARC Limited (Prudent Trust – 94/24), in exercise of the powers conferred under section 13(4) of the SARFAESI Act, read with the rules made there under has decided to sell by way of e-auction, the property as mentioned herein below (hereinafter referred to as “the said property”).

Name of Borrower(s)/ Guarantor(s)	Amount of Recovery	Reserve Price	Earnest Money Deposit (EMD)	Physical Possession date
Smita Shyam Kadam (Borrower) Shyam Subhash Kadam (Co-borrower)	Rs.38,93,818.31/- (Rupees Thirty Eight Lakhs Ninety Three Thousand Eight Hundred Eighteen and Thirty One Paise Only) as on 22/02/2024 + further Interest thereon + Legal Expenses	Rs.42,00,000/- Rupees Forty-Two Lakhs Only).	Rs.4,20,000/- (Rupees Four Lakhs Twenty Thousand Forty Only)	08.02.2024

Description of the secured Asset:

All that piece and parcel of Residential Flat bearing No.404, on 4th Floor, Wing “B” admeasuring 35.77 Sq. Mtrs carpet area, exclusive balcony area 2.05 Sq. Meters appurtenant to the said Flat and exclusive open terrace area 3.65 Sq. Meters appurtenant to the said flat in the building called as “TSP HEIGHTS” being constructed on Non- Agricultural land property bearing Survey No.67, Hissa No.1 A (Part) (survey No.67/1/A/1 as per online Revenue Records), Revenue village Aayre,

within the Limits of Kalyan- Dombivli Municipal Corporation and within the Registration Sub-District Kalyan, Registration District Thane.

Name of Borrower(s)/Co Borrower(s)/ Guarantor(s)	Amount of Recovery	Reserve Price	Earnest Money Deposit	Physical Possession date
Mahendra K Sartape (Borrower) Sushma Mahendra Sartape (Co-borrower)	Rs.27,97,263.72/- (Rupees Twenty-Seven Lakhs Ninety-Seven Thousand Two Hundred Sixty-Three and Seventy-Two Paise Only) as on 22/02/2024 + further Interest thereon + Legal Expenses	Rs.21,00,000/- (Rupees Twenty-One Lakhs Only).	Rs.2,10,000/- (Rupees Two Lakhs Ten Thousand Only)	31-01-2024

Description of the secured Asset:

All that piece and parcel of Flat No.002, situated on Ground floor in the project Aditya Apartments, Building –“B”, Wing-1, Carpet Area 357.00 Sq. Ft (1BHK) constructed on all that piece and parcel of land situated at Village- Bapsai, Survey No.89, Hissa No.18, Tal- Kalyan Dist- Thane

The said building is stilt + 4 Floors with Lift.

Known Encumbrances, if any : Not known

The online bids shall be submitted through website <https://sarfaesi.auctiontiger.net/EPROC/> as per schedule given below:

EMD Remittance	<p>EMD can be remitted in the following ways:</p> <p>i) Deposit through EFT/NEFT/RTGS Name of Beneficiary: "Prudent Trust – 94/24" Name of Bank : Union Bank of India Account Number : 519501010036371 IFSC Code : UBIN0551953 Branch Address : Pitampura Branch, LU Block, New Delhi – 110 034</p> <p>OR</p> <p>ii) Demand Draft/Pay Order in the favour of "Prudent Trust – 94/24" payable at Delhi to be submitted at Prudent ARC Limited, 611, D-Mall, Plot No. A-1, Netaji</p>
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	Subhash Place, Pitampura, New Delhi – 110 034.
Inspection of Property	On 12.03.2025 between 11:00 am to 3.00 pm
Last date for submission of online application for BID	20.03.2025 till 5.00 p.m.
Date and time of e-auction	21.03.2025 between 11.00 am to 01.00 p.m. with auto-extension of five minutes each in the event of bids placed in the last five minutes.
Bid Multiplier	Rs. 1,00,000/- (Rupees One Lacs only)

For detailed Terms and Conditions of the sale, please refer to the link provided in <https://prudentarc.com> secured creditor's website and <https://sarfaesi.auctiontiger.net/EPROC/>, secured creditor's approved service provider.

This may be treated as a Notice under Rule 8(6) and Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the Borrower(s) and Guarantor(s) of the loans about holding of e-auction on the above-mentioned dates.

Date: 04.03.2025
Place: Delhi

(Narendra Singh)
Authorized Officer
Prudent ARC Limited
(Prudent Trust – 94/24)
Mobile No. 9654454624
Land line:91-11-45320039

थोडक्यात

शासकीय अभियांत्रिकी महाविद्यालय सुरु करा

सोलापूर : राज्य सरकारने आठ वर्षापूर्वी सोलापूर जिल्हासाठी शासकीय अभियांत्रिकी महाविद्यालय मंजूर केले होते. परंतु, या विषयाचा पाठपुरावा झाला नसल्यामुळे मंजूर झालेले अभियांत्रिकी महाविद्यालय अद्यापही सुरु झाले नाही. ते सुरु करण्याची मागणी अखिल भारतीय विद्यार्थी परिषदेने उच्च व तंत्रशिक्षणमंत्री चंद्रकांत पाटील यांच्याकडे निवेदनाद्वारे केली आहे.

महाविद्यालय सुरु न झाल्याचा फटका अभियांत्रिकीचे शिक्षण घेऊ पाहणाऱ्या विद्यार्थ्यांना बसत आहे. आर्थिक परिस्थिती हालालीची असणाऱ्या विद्यार्थ्यांना मोठ्या प्रमाणात शुल्क भरून खासगी अभियांत्रिकी महाविद्यालयात प्रवेश घ्यावे लागत आहेत. यामुळे शासकीय अभियांत्रिकी महाविद्यालय लवकरात लवकर सुरु करणे गरजेचे आहे. पाटील यांना निवेदन देताना अखिल भारतीय विद्यार्थी परिषदेचे प्रदेश सहमंत्री आदित्य मुंके, महानगर सहमंत्री श्रेयश सगाम, महानगर सहमंत्री अनघा जाधव व कार्यकर्ते उपस्थित होते.

आठ वर्षापूर्वी मंजूर झालेले शासकीय अभियांत्रिकी महाविद्यालय अजूनही सुरु झाले नाही ही दुर्दैवाची गोष्ट आहे. यामध्ये लोकप्रतिनिधी अपयशी ठरले आहेत. शासकीय अभियांत्रिकी महाविद्यालय सुरु व्हावे. परंतु, शासकीय तंत्रनिकेतन महाविद्यालय बंद होऊ नये.

साडेनऊ हजार विद्यार्थ्यांनी दिल्ली प्रज्ञाशोध परीक्षा

सोलापूर : जिल्हा परिषदेच्या वतीने चौथी व सातवीच्या विद्यार्थ्यांसाठी घेतली जाणारी प्रज्ञाशोध परीक्षा रविवारी (दि. 2) जिल्हातील विविध 39 केंद्रांवर घेण्यात आली. जिल्हातून ही परीक्षा 9 हजार 439 विद्यार्थ्यांनी दिली आहे.

महाराष्ट्र राज्य परीक्षा परिषदेच्या वतीने पाचवी आणि आठवीच्या वर्गासाठी शिष्यवृत्ती परीक्षा घेतली जाते. ती परीक्षा विद्यार्थ्यांना सोपी जावी यासाठी जिल्हा परिषदेच्या सेस फंडातून पैसे उपलब्ध करून घेत चौथी व सातवीतील विद्यार्थ्यांची प्रज्ञाशोध परीक्षा घेतली जाते. दहावी-बारावीच्या परीक्षेसाठी ज्याप्रमाणे जिल्हा परिषदेतील नियंत्रण कक्षातून (कंट्रोल रुम) परीक्षा केंद्रातील हालचालीवर नियंत्रण ठेवण्यात आले होते. त्याचप्रमाणे प्रज्ञाशोध परीक्षेवर प्राथमिकचे शिक्षणाधिकारी कादर शेख या कंट्रोल रुमच्या माध्यमातून नियंत्रण ठेवले. कोणत्याही गैरप्रकाराशिवाय परीक्षा सुरळीत पार पडल्याचे त्यांनी सांगितले.

परीक्षेसाठी 597 विद्यार्थी गैरहजर

जिल्हात वंदा या परीक्षेसाठी 10 हजार 36 विद्यार्थ्यांची नोंदणी झाली होती. त्यातील नऊ हजार 439 विद्यार्थ्यांनी ही परीक्षा दिली. 597 विद्यार्थी या परीक्षेसाठी गैरहजर राहिले. शिष्यवृत्ती परीक्षेत जिल्हा परिषदेच्या शाळांमधील विद्यार्थ्यांनाही संधी मिळावी, त्यादृष्टीने प्रज्ञाशोध परीक्षेतून विद्यार्थ्यांची तयारी करून घेतली जाते.

अभिनेता आर माधवन यांनी पेरेंट जीनी ऍप मार्फत पालकांशी साधला संवाद

पेरेंट जीनी कुटुंबासाठी सुरक्षित डिजिटल सीमांची करतय सुरुवात

मुंबई :

अमेरिकेतील 'पेरेंट जीनी' ऍप, या तांत्रिक सेवा कंपनीने रविवारी मुंबईत एका लक्षवेधी उत्पादनाच्या उद्घाटन कार्यक्रमाचे आयोजन केले होते. ज्याद्वारे त्यांनी आपले क्रांतिकारी स्थानाधारित पालक नियंत्रण ऍप जागतिक स्तरावर प्रस्तुत केले. या कार्यक्रमात युंत्तवणूकदार आणि धोरणात्मक भागीदाराची भूमिका बजावणारे प्रसिद्ध अभिनेते आर. माधवन यांनी मुलांमध्ये जबाबदार डिजिटल सवयींना प्रोत्साहन देण्याची आपली वचनबद्धता अधोरेखित केली.



दमदारपणे जुळवून घेत डिजिटल सुरक्षिततेत बदल करते. यामुळे पालकांना आपल्या मुलांच्या स्थानाच्या आधारे ऍपचा वापर करता येतो आणि योग्य ठिकाणी आणि योग्य वेळी योग्य डिजिटल अनुभवदेखील मिळतो.

पेरेंट जीनीसाठी भारत ही एक मोठी बाजारपेठ आहे आणि मुलांमध्ये स्मार्टफोनचा वापर वाढत

असल्याने त्यांच्यातील जास्त स्क्रीन टाइमबद्दल वाढत्या चिंतेचे निराकरण करण्याचे कंपनीचे उद्दिष्ट आहे. या ऍपमध्ये स्थानाधारित डिजिटल सीमा आहेत. ज्यामुळे पालकांना त्यांच्या मुलांच्या आजूबाजूच्या वातावरणावर अवलंबून स्क्रीनमधील प्रवेश सानुकूलित करता येतो - मग ते स्थान शाळा, घर किंवा निर्दिष्ट सुरक्षित क्षेत्र असो.

उद्घाटनाच्या वेळी पेरेंट जीनीचे धोरणात्मक भागीदार आणि भागधारक आर. माधवन यांनी सहकार्यासाठी त्यांना मिळालेल्या प्रेरणेविषयी सांगितले: "स्वतः एक पालक म्हणून मी डिजिटल शिस्तीच्या आव्हानांना प्रत्यक्ष सामोरे गेलो आहे. तेव्हा शशने पेरेंट जीनीची ओळख करून दिली (http://www.parentgenee.com/for-schools/)

पेरेंट जीनी इ.क.चे संस्थापक आणि अध्यक्ष शशी नागा यांनी या विस्ताराबद्दल भाष्य करताना म्हटले की, "शाळा मुलांच्या सवयींना आकार देतात आणि डिजिटल सवयीदेखील शाळांमधूनच शिकल्या जातात - मग ते योग्य मार्गाने का करू नये? अंलेन आणि हून स्कूलसारख्या अभ्यासपूर्ण संस्थांशी भागीदारी करून, आम्ही शिक्षकांना शिकण्याचे एक केंद्रित आणि अधिक निरोगी वातावरण सुनिश्चित करण्यासाठी आवश्यक साधने प्रदान करण्याच्या मार्गावर आहोत."

"आज पालकत्व म्हणजे निबंध घालणे नव्हे, तर मुलांना तंत्रज्ञानाचा जबाबदारीने वापर करण्यासाठी मार्गदर्शन करणे आहे.

हजरत निजामुद्दीन एक्सप्रेसचा धोका टळला

वातानुकूलित डब्याच्या चाकातून येत होता धूर

निरा:

गोव्यावरून हजरत निजामुद्दीनकडे (दिल्ली) निघालेल्या गाडीच्या वातानुकूलित डब्याच्या चाकातून धूर येताना दिसल्याने निरा स्टेशनमधील कर्मचार्यांनी गाडीला रेड सिग्नल दाखवत गाडी रोखली. पाच तासांहून अधिक वेळ मिरज - पुणे रेल्वे मार्गावरील रेल्वे वाहतूक त्यामुळे खोळंबली होती. दरम्यान, इतर प्रवाशी गाड्यांचेही वेळापत्रक यामुळे कोलमडले. त्याचा प्रवाशांना त्रास झाला.

गोवा येथून हजरत निजामुद्दीनकडे निघालेली एक्सप्रेस

निरा स्टेशनमधून तीन नंबरच्या रेल्वे लाइनने रविवारी (दि. 2) पहाटे पाचच्या सुमारास पुणेच्या दिशेने जात असताना वातानुकूलित एम 2 डब्याच्या एका चाकात आग दिसल्याने निरा स्टेशनमधील कर्मचार्यांनी तत्काळ त्या गाडीच्या गाईला रेड सिग्नल दिला. त्यामुळे एक्सप्रेस गाडी पुढे पिंपरे खुर्द गावाच्या हद्दीत थांबली. सकाळी आठपर्यंत जवळपास तीन तास गाडी उभी होती.

रेल्वे प्रशासनाने कोणत्याच हालचाली न केल्याने प्रवाशांनी संतप्त भावना व्यक्त केल्या. सकाळी आठनंतर हजरत निजामुद्दीन एक्सप्रेस निरा स्थानकातील

प्लॅटफॉर्म नंबर एकवर आली. या गाडीचा एम 2 डबा निरा रेल्वे स्थानकातील रेल्वेलाइन नंबर दोनवर सोडण्यात आला. त्यानंतर नऊच्या दरम्यान हजरत निजामुद्दीन एक्सप्रेस पुणेच्या दिशेने गेली. तोपर्यंत एक्सप्रेसमधील प्रवाशांना मनस्ताप सहन करावा लागला.

प्रवाशांचा खोळंबा निरा रेल्वे स्थानकात रविवारी पहाटे थांबलेल्या हजरत निजामुद्दीन एक्सप्रेसमुळे तिच्यामार्गे येणाऱ्या सह्याद्री एक्सप्रेस, दर्शन एक्सप्रेस, सकाळी पावणेआठची सातारा - पुणे डेमो या प्रवासी गाड्या विविध स्थानकांवरच अडकून पडल्या. हजारो प्रवाशांचा यामुळे खोळंबा झाला.

मनोज जरांगेंची प्रकृती बिघडली खाजगी रुग्णालयात उपचार सुरु

छत्रपती संभाजीनगर: प्रतिनिधी

मराठा आरक्षण लढ्याचे नेते मनोज जरांगे पाटील यांची प्रकृती खालावल्याची माहिती आहे. जरांगे पाटील यांना रात्रीपासूनच अस्वस्थ वाटत होते. आज सकाळी भेटण्यास आलेल्या कार्यकर्त्यांच्या समोरच त्यांना भोवळ आली. त्यामुळे काही वेळापूर्वीच त्यांना अंतरवाली सराटी येथून छत्रपती संभाजीनगर शहरातील गेलेंक्सी रुग्णालयात दाखल करण्यात आले आहे.

छत्रपती संभाजीनगर येथील सामाजिक कार्यकर्ते सुरेश वाकडे पाटील आणि काही कार्यकर्ते त्यांना भेटण्यासाठी अंतरवाली सराटी येथे गेले असता त्यांच्यासमोर जरांगे पाटील यांना भोवळ आली. यामुळे सर्वांनी जरांगे पाटील यांना वाहनाले छत्रपती संभाजीनगर मधील खाजगी रुग्णालयात सकाळी 11 वाजता दाखल केले. जरांगे पाटील यांनी मराठा आरक्षणासह अन्य मागण्यासाठी अनेकदा बेमुदत उपोषण केले होते. या उपोषणाचा त्यांच्या शरीरावर परिणाम झाल्याने त्यांच्या तब्येतीत अचानक बिघाड होतो.

PRUDENT ARC LIMITED. प्रुडंट एआरसी लिमिटेड. नोंदणीकृत आणि कोमिटेड कायदालयाचा पत्ता: ६११, डी-मॉल, प्लॉट क्रमांक ए-१, नेताजी सुभाष चेंबर, पितम्पुरा, नवी दिल्ली ११० ०२४. फोन क्रमांक ०११-४६२२००००. परिशिष्ट ४-ए नियम ८(६) ची तरतूद पहा. स्थावर मालमत्तेच्या विक्रीसाठी ई-लिलाव सूचना. सौकर्युरिटी इंटेस्ट (एम्प्लोईमेंट) नियम, २००२ चे नियम ८ आणि ९ अंतर्गत. निवम: सिन्धुगिरी इंटेस्ट (एम्प्लोईमेंट) नियम, २००२ च्या नियम ८(६) च्या तरतुदीसह वाचलेल्या सिन्धुगिरीट्रस्टने अर्जदारांना ऑफ फायनान्सियल अँड एम्प्लोईमेंट ऑफ सिन्धुगिरी इंटेस्ट अँड, २००२ अंतर्गत स्थावर मालमत्तेच्या विक्रीसाठी ई-लिलाव विक्री सूचना. वादारे सर्वसाधारणपणे आणि विशेषतः कर्जदार आणि हमीदारांना सूचना देण्यात येत आहे की खाली वर्णन केलेली स्थ-वार मालमत्ता सुरक्षित धनकोडे गहाण/दुल्ख, ज्याचा ताबा - सुरक्षित धनकोडा अधिकाऱ्याने घेतला आहे, जो जसे आहे किंसे आहे, जसे आहे, जसे आहे आणि जसे आहे तेव्हा या तत्वांवर विकला जाईल आणि २१.०३.२०२५ रोजी केला जाईल. कर्जाची यक्याची वस्तू होईपर्यंत जोडलेल्या वस्तूचा मूळ केलेल्या जमेच्या वसुलीसाठी ऑनलाईन कर्जदारांच्या कर्जाशी संबंधित आर्थिक मालमत्ता आणि विनापुत्रका कागदपत्रांमधील त्यांचे सर्व हक्क, मालकी आणि हितसंबंध आणि असा कर्जाबाबत कोणतेही अंतर्निहित घुसका हितसंबंध, ताण आणि/किंवा हमी कायदा २००२ च्या कलम ५ अंतर्गत प्रुडंट एआरसी लिमिटेड (प्रुडंट ट्रस्टचे विरलक्ष मधून काढून काढून आणून - १४/२४) च्या नावे नियुक्त केलेला आहे. प्रुडंट एआरसी लिमिटेड (प्रुडंट ट्रस्ट - १४/२४), कायद्याच्या कलम १३(४) अंतर्गत दिलेल्या अधिकाऱ्याचा नाव करून, त्याअंतर्गत घनवलेल्या विक्रीसह वाचते आहे, खाली मूळ केलेली मालमत्ता (पापुडे उक्त मालमत्ता मधून संदर्भित) ई-लिलावाद्वारे विकण्याचा निर्णय घेतला आहे. कर्जदारांचे नाव/ हमीदार वसुलीची रक्कम यादीची मूल्य इसारा रक्कम देव (इंस्टे) प्रत्यक्ष ताबा दिनांक. मिता ह्याम कदम (कर्जदार) २२/०२/२०२४ रोजी रु.३८,९३,८८९.९१/- (रुपये अडतीस लाख आठ हजार रुपये मात्र. रु. ४,२०,०००/- (रु. चार लाख बीस हजार मात्र) ०८.०२.२०२४. मधुं के. सराणे (कर्जदार) रु. २०,९०,२६९.७२/- (रु. सत्तीस लाख सत्तीस हजार दोनशे तिसरडे व बाहतर पैसे मात्र) रु. २,२०,२०२४ अनुसार + पुढील व्याज त्यावरील + कायदेशीर खर्च रु. २,२०,०००/- (रु. दोन लाख दहा हजार रुपये फक्त) ३१.०२.२०२४. प्रशिधुत मालमत्तेचे विवरण: सर्व तो भाग व भूखंड असलेला प्लॉट धारक रु. ४०४. ४ था पजला, विंग बी, मोजमापित ३५.७७ चौ. मीटर चढई क्षेत्रफळ, विंगेड बाळकोटी क्षेत्रफळ २.०५ चौ. मीटर असलेल्या सरा फ्लॅट व विशेष खुले टेंडर क्षेत्रफळ ३.६५ चौ. मीटर सरा फ्लॅट इत्यात असलेल्या टीएचपी डार्ट/एम मधून बांधकामित १५-शेतजमिन धारक मालमत्ता धारक सर्वई रु. ६७, हिस्सा रु. १ ए (भाग) (सर्वई) रु. ६७/१/१ ऑनलाईन मधुल अहवाल अनुसार) मधुल गाव आचारे, कल्याण-डोडिवली महानगरपालिकेच्या मर्यादीत व नोंदणीकृत उप जिल्हा कल्याण, नोंदणीकृत जिल्हा ठाणे. कर्जदारांचे नाव/ हमीदार वसुलीची रक्कम यादीची मूल्य इसारा रक्कम देव (इंस्टे) प्रत्यक्ष ताबा दिनांक. मधुं के. सराणे (कर्जदार) रु. २०,९०,२६९.७२/- (रु. सत्तीस लाख सत्तीस हजार दोनशे तिसरडे व बाहतर पैसे मात्र) रु. २,२०,२०२४ अनुसार + पुढील व्याज त्यावरील + कायदेशीर खर्च रु. २,२०,०००/- (रु. दोन लाख दहा हजार रुपये फक्त) ३१.०२.२०२४. प्रशिधुत मालमत्तेचे विवरण: सर्व तो भाग व भूखंड असलेला प्लॉट क्रमांक ००२, तळ पजला, प्रोजेक्ट आदित्य अपार्टमेंट्स मधील, इसारा बी, विंग १, चढई क्षेत्रफळ ३५.७७ चौ. मीटर (१ बांधकाम) बांधकामित सर्व तो भाग व भूखंड असलेली जमिन धारक गाव थापसाई, सर्वई रु. ८१, हिस्सा रु. १८, तातुका कल्याण जिल्हा ठाणे येथील सरा इसारा पजला + ४ पजले तिन्हाहड. नात नमलेले अडथळे: जर काही असल्यास: नात नाहीत खाली दिलेल्या वेबसायटनुसार ऑनलाईन बोलीत https://sarfaesi.auctiontiger.net/EPROC/ वेबसाइटद्वारे सादर केले जातील. इंग्रजी प्रेषण: इंग्रजी खालील प्रकारे पाठवता येते: १) ईमेल/एवईएफटी/आरटीबीएच द्वारे देव ताभाधीचे नाव: प्रुडंट ट्रस्ट-१४/२४ बँकेचे नाव: सुनिव बँक ऑफ इंडिया खाते क्रमांक: ५११५०१०१००३६३७१ आयएफएससी कोड: एवईएवएव०५५११५३ गाळेचा पत्ता: पितम्पुरा शाखा, एलवू ब्लॉक, नवी दिल्ली-११००२४ किंवा २) दिल्ली येथे देव असलेले प्रुडंट ट्रस्ट - १४/२४ चा नावे हिांगड इन्चु/पि अँडई प्रुडंट एआरसी लिमिटेड, ६११, डी-मॉल, प्लॉट क्रमांक ए-१, नेताजी सुभाष चेंबर, पितम्पुरा, नवी दिल्ली-११० ०३४ येथे सादर करावे. मालमत्तेची तपासणी: ११.०३.२०२५ रोजी सकाळी ११:०० ते दुपारी ३:०० वाजेपर्यंत बोलीकर्मिता ऑनलाईन अर्ज सादर करण्याची अंतिम तराीन: २०.०३.२०२५ रोजी साय. ५.०० पर्यंत ई-लिलावाची तारीख आणि वेळ: २१.०३.२०२५ रोजी सकाळी ११:०० ते दुपारी १:०० वाजेपर्यंत. शेवटच्या पाच मिनिटात बोली लावल्यास प्रत्येकी पाच मिनिटांच्या स्वयं-वित्तारमध. बोली विस्तार: रु. १,००,०००/- (फक्त एक लाख रुपये) विक्रीच्या तपशीलवार अटी आणि शर्तीसाठी, कृपया https://prudentarc.com सुरक्षित कर्जदारांच्या वेबसाइटवर आणि https://sarfaesi.auctiontiger.net/EPROC/ सुरक्षित कर्जदारांच्या नावनासप्राप्त सेवा प्रदात्यावर दिलेल्या तिकाचा संदर्भ घ्या. सरा सूचना कर्जदार व हमीदार यांना वरील निर्देशित गाळेस ई-लिलाव आवोजित करण्याकरिता कर्ज संबंधित सिन्धुगिरी इंटेस्ट (एम्प्लोईमेंट) नियम २००२ च्या नियम ८(६) व १(१) अंतर्गत जारी केलेली आहे. दि. ०४.०३.२०२५ ठिकाण: दिल्ली सही/- (सई) विह/ प्राधिकृत अधिकारी प्रुडंट एआरसी लिमिटेड (प्रुडंट ट्रस्ट १४/२४) फो. क्र. १६५४५४५२४ दूरध्वनी क्र.: ११-११-४६२२००३९

बाळक क्रमांक / 20 सार्वजनिक न्याय नोंदणी कार्यालय, ठाणे सार्वजनिक न्याय नोंदणी, कार्यालय, ठाणे, लिली अपार्टमेंट पॅरिस, मजला, पारसी अगरी लॅन तंबी नका, ठाणे, ठाणे. चौकशीची जाहीर नोंदीस एम. आर. एन. क्रमांक: THN/35198/16/24 फारफर अहवाल/अर्ज क्रमांक: ACC/II/1318/2024 सार्वजनिक न्यायाचे नाव व नोंदणी क्रमांक येथे चिह्नित केले जाईल. न्यायाचा पत्ता - सी.ड. रामनाथी रमेश भैरी, एच.नं. 186, टेलिफाड, आर.नं. 05, अबळ डोबिळाली बँक, पचनात, ठाणे, भिवंडी, भिवंडी अर्जदार - निक्काम रामचव्ामी भैरी, सर्व संबंधित लोकांस जाहीर नोंदीसिने कळविण्यात येते की, सहाय्यक धर्मायय आयुक्त, ठाणे, हे वर मधुद केलेला अर्ज यामुळे महाराष्ट्र सार्वजनिक विरलक्ष व्यवस्था अधिनियम, 1950 चे कलम 19 अन्वये खालील मुद्द्यांवर चौकशी करणार आहे:- (१) वर मधुद केलेला न्याय अर्जितत्वात आहे काय? आणि सदरचा न्याय सार्वजनिक स्वरूपाचा आहे काय? (२) खाली निव्दिट केलेली मिळकत सदर न्यायाच्या मालकीची आहे काय? जंगम मिळकत (वर्णन) अ.क्र. तपशील अंदाजे मूल्य 1 TRUST FUND १००० (अ) जंगम मिळकत:- रोख रु. १०००/- (अक्षरी एक हजार रुपये मात्र फक्त) स्थावर मिळकत (वर्णन) अ.क्र. शहर किंवा गाव सी.एस किंवा महानगरपालिका किंवा सवैवण क्र. क्षेत्र मूल्यांकन मुदत / काळावधी किंवा स्वरूप अंदाजे मूल्य 1 0 0 0 0 0 0.00 (ब) स्थावर मिळकत - रोख रु. 0/- मात्र (अक्षरी रुपये मात्र फक्त) सदरचा चौकशी प्रक्रियामध्ये कोणता कडील हक्क व्याव्याची असेल अगर पुढचा देणेचा असेल त्यांनी त्याची लेखी कैफियत ही नोंदीस प्रसिद्ध झाल्या तारखेपासून तीस दिवसांचे आत या कार्यालयाचे वरील पत्त्यावर मिळेल अशा रितीने पाडवावी. त्यानंतर आलेल्या कैफियतीचा विचार केला जाणार नाही. तसेच मुदतीत कैफियत न आल्यास कोणता कडील योग्याचे नाही असे घमणूत चौकशी पुरी केली जाईल व अर्जाचे निकालाबाबत वेळ ते आदेश दिले जातील. ही नोंदीस मध्ये सर्वोन्नी व या कार्यालयाचे शिक्क्यांशी आज दिनांक २८/२/२०२५ रोजी दिली. शिक्का सही/- अधिष्ठाता सार्वजनिक न्याय नोंदणी कार्यालय ठाणे

ठाणे महानगरपालिका, ठाणे राजीव गांधी वैद्यकीय महाविद्यालय छत्रपती शिवाजी महाराज रुग्णालय फेरनिविदा सूचना राजीव गांधी वैद्यकीय महाविद्यालयाच्या व छत्रपती शिवाजी महाराज रुग्णालयाच्या पॅथालॉजी विभागासाठी अत्यावश्यक असणारी विविध उपकरणे खरेदी करणेसाठी ऑन लाईन ई-टेंडरिंग पद्धतीने फेरनिविदा मागविण्यात येत आहे. फेरनिविदा सूचना व निविदा प्रपत्र ठाणे महानगरपालिकेचे संकेत स्थळावर https://mahatenders.gov.in दि.०४/०३/२०२५ ते दि. २१/०३/२०२५ रोजी पर्यंत १६.०० वाजेपर्यंत उपलब्ध होतील. दि.२१/०३/२०२५ रोजी १६.३० वाजेपर्यंत ऑनलाईन निविदा स्वीकारण्यात येतील. दि.२८/०३/२०२५ रोजी १६.०० वाजता स्वीकारलेल्या निविदा ऑनलाईन उपस्थितीत येतील. ठाणे महानगर पालिका कोणतेही कारण न देता आलेल्या निविदा स्वीकारणे अथवा नाकारणेचे अधिकार राखून ठेवत आहे. ठामपा /पिआरओ/अधिष्ठाता/११४७/२०२४-२५ सही/- दि.०३.०३.२०२५ अधिष्ठाता Pls visit our official web-site www.thanecity.gov.in छत्रपती शिवाजी महाराज रुग्णालय व राजीव गांधी वैद्यकीय महाविद्यालय

डॉ. श्री नानासाहेब धर्माधिकारी प्रतिष्ठानतर्फे मुंबईत महास्वच्छता अभियान

मुंबई : प्रतिनिधी

महाराष्ट्र भूषण डॉ श्री नानासाहेब धर्माधिकारी यांच्या जयंती निमित्त डॉ श्री नानासाहेब धर्माधिकारी प्रतिष्ठान रेवडेडा अलिबाग तर्फे आज संपूर्ण भारतभर महास्वच्छता अभियान राबवण्यात आले. त्याचाच एक भाग म्हणून आज रविवार 2 मार्च रोजी सकाळी 8 ते दुपारी 12 वाजे पर्यंत प्रतिष्ठानच्या हजारो श्री सदस्यांनी मुंबईतील विविध भागात स्वच्छता अभियान

OW NO. /2024 Public Trusts Registration Office, Thane Address: Public Trust Registration Office Thane, 1st Floor, Lilly Apartment, Parsi, Agari Lane Tambi Naks Thane. Thane, Thane. Service Request Number: THN/35252/18/24 Inquiry/case No.: Acc/1/1529/24 Name of the Trust: BAITUL AMAAN EDUCATIONAL AND WELFARE TRUST Address of the Trust: C/O. Shamshad Ahmad, G3/308, VBHO Hill View Co-Operative, Housing Society, Sarmal Village Near JSW Guest House Mumbai., Nas Highway, Vashind (CT), Shahapur, Dist. Thane Thane, Thane Registration Number of the Trust (if): BAITUL AMAAN EDUCATIONAL AND WELFARE TRUST Name of the Applicant: Afak Shamshad Ahmed To All Concerned having interest Whereas in the above application under section 19 of the Maharashtra Public Trust Act 1950, an enquiry is to be made under section 19 of the said Act, on the following points by the Asst. Charity Commissioner, Greater Mumbai Region. 1. Whether a Trust in the respect of the above exists and whether such Trust is a public Trust? 2. Whether any of the following properties are the properties of such Trust? Movable Property SR. Property Details Estimated Value 1 Cash 1000.00 Value of Movable Property: Rs. 1000/- Only (In Words Rs. One Thousand Only) Immovable Property SRNO Town Or Village CS Or Municipal Or Survey No Assessment Judiciary Or Tenure Or Nature Estimated Value Value of Immovable Property: Rs. 0/- Only (In Words Rs. Only) This is to call upon you to submit your objections or any evidences if any, at the above office address within 30 days from the date of publication of this notice in written. If not received anything within given period, the inquiry would be completed & necessary orders will be passed. If no objections are received within the stipulated time then further inquiry would be completed and necessary orders will be passed. This notice given under my hand and seal of the Office on this date 17/2/2025. Copy-1) On address of the property mentioned above. 2) On Address of the Trust. 3) For Publication in Local Daily News Paper. 4) On Notice Board of this Office 5) (if any Other Please mentioned)..... (Note: Please mark the appropriate option) Seal Sa/- Superintendent Public Trusts registration Office, Thane

Spontaneous response to Ayurvedic health treatment camp in Kalyan East

Organized by Nilesh Shinde Foundation and Sahayog Social Organization

Kalyan :
The Ayurveda skin and hair treatment camp organized by Nilesh Shinde Foundation, Sahyog Samajik Sanstha and Harsh Ayuh, received a spontaneous response from the citizens. The



The camp was inaugurated by Shiv Sena Kalyan East City Chief Nilesh Shinde. Through this camp, the

citizens got information about the pure and natural treatments of Ayurveda and benefited from free

check-ups and expert advice. Dr. Harshada Bhadane guided the citizens very well on

Ayurveda and provided effective treatment for their skin and hair related complaints. Considering the increasing problems in the modern lifestyle, the citizens got the experience that Ayurvedic remedies are safer and more effective than chemical treatments. On this occasion, the citizens resolved to preserve natural health by accepting ancient and effective Ayurvedic

treatments. Social workers Devchand Ambade, Kalidas Kadam, Sanjay Devare, Ravi Devale, Department Heads Vishnu Gavas, Subhash Mate, Sub-Division Head Sagar Ghaywat, Sushil Katare, Sahyog Samajik Sanstha President Vijay Bhosale, Branch Heads Suresh Kale, Nitin Javale, Bharat Satale as well as other office bearers and activists were present at this camp.

District level elocution competition organized by Maitri Foundation concluded with enthusiasm

Kalyan:
Welfare Department Nodal Officer My Bharat (Ministry of Youth Affairs and Sports - Government of India), Maitri Foundation (Regd.) - Kalyan and Kalyan Pre-School Arts and Sports Forum jointly organized a district level recitation competition at Raviwa Re B. T. Gaikwad School, Nandivli on the occasion of Marathi Language Gaurav Day with the aim of instilling a love of reading in Marathi language among school and college students. This time, a total of 53 students from three groups - school, junior college and senior college - participated enthusiastically from Nutan Gyan Mandir School, B. T. Gaikwad School, Chanakya Vidyalaya, Tisai Vidyalaya, Gayatri Vidyalaya, Samarth Vidyalaya, Ganraj English High

School, Sanyak Sankalp College, Ruia College. In the school group, first place was won by Sneha Kapde (Nutan Gyan Mandir, Katemanivli), second place was won by Vaishnavi Gamale (Ganraj English High School), third place was won by Harshada Jadhav (Chanakya Vidyalaya) and for encouragement, Arpita Shinde (Gayatri Vidyalaya), Anushka Mohite (Chanakya Vidyalaya), Tanvi Ghosh (B. T. Gaikwad School) and in the college group, first place was won by Piyush Patil (Ruiya College), Purva Patil (Ruiya College), Sneha Mhatre (Sanyak Sankalp College). On the occasion of Amrit Mohotsav of the Constitution of India, all the winners were honored with the motto and certificate of the Constitution of India. The competition was judged by Supriya Naikkar, Principal, Global



College, Dombivli. On this occasion, Assistant Registrar of Shubham Sonawane, State

Youth Award winner Ajit Karbhari, Director B. T. Gaikwad School Rajkumar Suravase, Principal of Ganraj English School Ganraj Mhatre, President of Maitri Foundation Pranav Desai, Shubham Singh, Vaishnavi Sharma, Anjali Verma, President of Kalyan Pre-School Arts and Sports Forum President Avinash Nalawade, Secretary Pravin Khade, other office bearers as well as teachers, principals, representatives of various social organizations were present.

502 CCTV cameras installed in 61 schools of KDMC Security of KDMC schools under CCTV surveillance



Kalyan:
As per the instructions of Maharashtra Government and Kalyan Dombivli Municipal Corporation Commissioner Dr. Indu Rani Jakhar, CCTV systems have been installed in a total of 61 schools of the Municipal Corporation for the safety of students in municipal schools and 502 CCTV cameras have been installed. As per the government decision, orders were issued to install CCTV cameras in private, government and local government schools, in accordance with which the Kalyan Dombivli Municipal Corporation immediately completed all the administrative procedures and took up the work of installing the CCTV system. The work of installing the CCTV system in all the schools of the Municipal Corporation

has been completed. The principal and the school management committee will be responsible for checking the footage of the CCTV system in the school at regular intervals and taking action if any objectionable matter is found. The principal will be required to check the footage at least three times a week. If any objectionable matter is found in the CCTV footage of the school, the principal will be responsible for contacting the local police administration and taking appropriate action. Prashant Bhagwat, Executive Engineer of the Electricity Department, informed that a total of 502 cameras have been installed in a total of 61 municipal schools for the safety of students and CCTV monitors have been installed in the principal's office in all schools.

PUBLIC NOTICE
Notice is hereby given to the following maintenance defaulter members of Rustonjee Evershine Global City Avenue "J" Bldg. No.07 to 12 Co-operative Hsg. Soc. Ltd. Narangy Bypass Road, Dongarpada Virar(W) that, inspite of you have been informed by several times and repeated request from the office bearers of the Society you have deliberately failed and neglected to pay the below mentioned outstanding dues. Once again we hereby request you to pay the following outstanding amount including interest within 15 days from the receipt of this notice, failing which we will be constrained to take appropriate legal action against you to recover balance dues before the Hon'ble Co-operative Court under Section 91 of the MCS Act 1960 or before the Deputy Registrar of Co-operative Society, Virar under Section 154 B-29 of the MCS (amendment) Act of 2019 solely at your cost and consequences.

Sr. No.	Name & Address of the defaulter Member	Period of Outstanding	Total Outstanding Amt including interest
1.	Mr. Hiten Makwana, J-7/404	Dec.2014 to Jan.2025	Rs. 2,05,949/-
2.	Mr. Manoj Shankar Waghela and Smt. Chanchal Manoj Waghela - J-11/303	Apr.2017 to Jan.2025	Rs. 3,30,665/-
3.	Smt. Shaikha S. Pathak & M/s Global City Evershine Joint Ventures J-8/202	Dec.2014 to Jan.2025	Rs. 6,66,078/-

Sd/- Secretary
Rustonjee Evershine Global City Avenue "J" Bldg. No.07 to 12 Co. operative Hsg. Society Ltd.
Date: 04-03-2025
Place: Virar

PUBLIC NOTICE
Notice is hereby given that our clients have decided to purchase the following land property from its present owners Mr. Milind Prabhakar Palande & Mr. Sachin Mahadev Jadhav. The description of said land is as under :-

Description of land property
Village- Kamatpada, Tal- Karjat, Dist- Raigad

Survey No.	Hiss No.	Area H-R-Pt	Assessment Rs.Np
35	1	0-81-00	1-83

The above described land property is owned and actually possessed by the land owners whose names are entered into 7/12 relating above said land and they are entitled to said land. So the owners of above said land have agreed to sell and transfer the above said land together along with all rights and interests therein to our clients. Any person having any claim against or in Gift, Sale, Agreement for sale, Convince part & full, Inheritance, will, Tenancy encumbrance, Charge, lien, Possession, howsoever or otherwise is hereby required to make the same in known in writing to the undersigned the Advocate for the purchasers at the address given below within a period of 14 days from the date of the publication of this notice of his such claim, if any with all prima facie evidence failing which the transaction shall be completed and any objection or claim of any received after the period as mentioned in the said notice will be deemed to have been waived and not binding on my clients.
Place: Karjat Date: 04/03/2025
Office: Marvel Kshipra residency, shop no. 24, D wing, Mudre Budruk, Tal-Karjat, Dist-Raigad 41201
Mob-8149211366/7709160567
Sd/- Advocate for the purchaser
ADV. LAXMAN DHARMAJ JADHAV

PUBLIC NOTICE
Banks, Financial institutions, NBFCs and Public at large is hereby informed and is hereby notified that Mr. Bharat Rajesh Patil and Mrs. Kiriti Bharat Patil are owners in respect of Flat No. 1204, adm 31.45 Sq. mtrs+ 3.88 Sq. mtrs Cupboard+4.09 enclosed balcony, 12th Flr, Building No. A-1, Phase-1, Project Bhumi Lawns, on Survey No-109/2A and 109/2B daighar and Survey No- 57/Hissa No-2 Padle Village - daighar Taluka & District Thane. (Herein after referred as Said Flat).
That the following original document in respect of the aforesaid Property has lost/misplaced:
Original Agreement for sale dated 28/02/2018 made and entered between M/s. Gajra Home Makers Pvt. Ltd and Mr. Bharat Rajesh Patil and Mrs. Kiriti Bharat Patil as Purchasers, registered in the office of Sub-Registrar of Assurances, Thane-11 at Sr. No-2409/2018.
If any person has any claim of any nature whatsoever in respect of above said property or the incidence of loss of document as mentioned herein, he shall submit his objection, claim in writing within 15 days from the date of this notice to the Advocate undersigned at the address mentioned below. If no objection is received within stipulated time then Financial Institution will consider that no one has any claim or objection pertaining to the said property and Financial Institution will proceed further by mortgaging the said property and disbursing loan on the basis of the same. Any objection raised after stipulated time will not be considered by Financial Institution.
Sd/-
Vaishali Kapure
Advocate High Court
Kalyan (W), Dist. Thane.

PUBLIC NOTICE
Notice is hereby given that our clients have decided to purchase the following land property from its present owners Shakunbai Tukaram Baikawade. The description of said land is as under :-

Description of land property
Village- Kamatpada, Tal- Karjat, Dist- Raigad

Survey No.	Hiss No.	Area H-R-Pt	Assessment Rs.Np
13	4/B	0-60-00	0-61

The above described land property is owned and actually possessed by the land owners whose names are entered into 7/12 relating above said land and they are entitled to said land. So the owners of above said land have agreed to sell and transfer the above said land together along with all rights and interests therein to our clients. Any person having any claim against or in Gift, Sale, Agreement for sale, Convince part & full, Inheritance, will, Tenancy encumbrance, Charge, lien, Possession, howsoever or otherwise is hereby required to make the same in known in writing to the undersigned the Advocate for the purchasers at the address given below within a period of 14 days from the date of the publication of this notice of his such claim, if any with all prima facie evidence failing which the transaction shall be completed and any objection or claim of any received after the period as mentioned in the said notice will be deemed to have been waived and not binding on my clients.
Place: Karjat Date: 04/03/2025
Office: Marvel Kshipra residency, shop no. 24, D wing, Mudre Budruk, Tal-Karjat, Dist-Raigad 41201
Mob-8149211366/7709160567
Sd/- Advocate for the purchaser
ADV. LAXMAN DHARMAJ JADHAV

FORM 2
(See sub-rule 11(d)-1 of rule 107 of MCS Rules 1961)
Possession Notice for Immovable Property

Whereas, Recovery Officer attached with The Cosmos Co-operative Bank Ltd has issued Demand Notice dated 19/06/2024 and Notice before attachment dated 10/02/2025 U/s 156 of The Maharashtra Co-operative Societies Act 1960 read with Rule 107 of The MCS Rules 1961 calling upon the judgement debtor.

Mr. Shashikan V. Palav asking to repay the amount mentioned in the Demand notice dated 30.10.2024 being Rs. 2,53,937/- (Rupees Two Lakhs Fifty Three Thousand Nine Hundred Thirty Seven Only) with in given date after receipt of the said notice. The judgement debtors having failed and neglected to repay the demanded amount. The undersigned has issued an attachment notice dated 10-02-2025 and attached the property described herein below on 25-02-2025.

Description of the attached Immovable Property.
All that part and parcel of the property constructed and situated at, Flat No. 405, "B" wing, Sukh Sagar CHS Ltd., Link Road, Near Yogi Nagar, Borivali (West) Mumbai - 400 092

The judgement debtor having failed to repay demanded amount. Notice is hereby given to the judgement debtors and the Public in General that, the undersigned has taken Symbolic Possession of the property described herein above exercise of powers vested on him U/s 156 of MCS Act 1960 and U/R 107(1)(d)-1 of the MCS Rules 1961.

The Judgement Debtor in particular and the Public in General is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Recovery Officer, Co-operative Department C/o The Cosmos Co-op Bank Ltd., Dadar (W), Mumbai 400 028 for an amount Rs. 2,53,937/- (Rupees Two Lakhs Fifty Three Thousand Nine Hundred Thirty Seven Only) as on 30.10.2024 and further interest, cost and charges thereof.

Dated : 25th February 2025
Place : Mumbai
Sd/-
RECOVERY OFFICER,
(U/s-156 of MCS Act 1960 & Rule-107 of MCS Rules-1961)

INDIA HOME LOAN LTD. CIN: L65910MH1990PLC059499 Regd. & Corporate Office: 504, Nirmal Ecstasy, 6th Floor, Jatashakar Dossa Road, Mulund (west) Mumbai 400 080 Branch Office: A-202, Ganesh Plaza building, Near Navrangpura Post Office, Navrangpura, Ahmedabad 380 009

SYMBOLIC POSSESSION NOTICE
(for immovable property) Rule 8-(1)

Whereas, the undersigned being the Authorized Officer of INDIA HOME LOAN LIMITED (IHLL) 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 8 & 9 of the Security Interest (Enforcement) Rules 2002, a Demand Notice(s) issued by the Authorized Officer of the company to the Borrower(s) mentioned herein below to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken symbolic possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said rules on this 23rd August, 2022. The borrower in particular and the 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 INDIA HOME LOAN LIMITED (IHLL) for an amount as mentioned herein under with interest thereon.

Name of the Borrower(s)	Description of Secured Asset (Immovable Property)	Demand Notice Date and Amount	Date of Possession
(Loan A/c No. 4107/MUM/195 MUMBAI Branch)	Flat No. 806, Bldg No. 6, Royce Paradise, Phase II, Gandhare, Kalyan (West) Thane - 421301	26th December 2024 Rs. 8,92,201/-	27th February 2025
MR. Anun Bhaurao Niture & Mrs. Chadrakala Anun Niture	All that piece and parcel of the property being Flat No. 806, Bldg No. 6 Royce Paradise, Phase II, Gandhare, Kalyan (West) Thane - 421301	(Rupees Eight Lakhs Ninety Two Thousand Two Hundred One only)	

Place: MUMBAI
Date : 27th February 2025
Authorised Officer
INDIA HOME LOAN LIMITED

PRUDENT ARC LIMITED
Registered and corporate office address-611, D-Mall, Plot No. A-1 Netaji Subhash Place, Pitampura, New Delhi 110 034 Ph No. 011-45320000

APPENDIX IV-A
(Refer Proviso to Rule 8(6))
e-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTY
(Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002)

Reg: E-Auction Sale Notice for sale of immovable property under the Securitization 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 public in general and in particular to borrower and guarantor that the below described immovable property mortgaged/charged to the secured creditor, the possession of which has been taken by the Authorized Officer of NIDDO HOME FINANCE LIMITED - Secured Creditor, will be sold on "AS IS WHERE IS", "AS IS WHAT IS", and "WHATEVER THERE IS" basis on and will be conducted on 21.03.2025, "On Line" for the recovery of amount as mentioned in appended table till the recovery of loan dues.

NIDDO HOME FINANCE LIMITED having assigned the financial asset(s) pertaining to the loans of the borrowers together with all its rights, title and interests in the financing documents and any underlying security interests, pledge and/or guarantees in respect of such loans in favor of Prudent ARC Limited (Acting in the capacity of Trustee of Prudent Trust - 94/24) u/s 5 of the SARFAESI Act 2002. Prudent ARC Limited (Prudent Trust - 94/24), in exercise of the powers conferred under section 13(4) of the SARFAESI Act, read with the rules made there under has decided to sell by way of e-auction, the property as mentioned herein below (hereinafter referred to as "the said property").

Name of Borrower(s) / Guarantor(s)	Amount of Recovery	Reserve Price	Earnest Money Deposit (EMD)	Physical Possession date
Smita Shyam Kadam (Borrower) Shyam Subhash Kadam (Co-borrower)	Rs.38,93,818.31/- (Rupees Thirty Eight Lakhs Ninety Three Thousand Eight Hundred Eighteen and Thirty One Paise Only) as on 22/02/2024 + further interest thereon + Legal Expenses	Rs.42,00,000/- (Rupees Forty-Two Lakhs Only)	Rs.4,20,000/- (Rupees Four Lakhs Twenty Thousand Forty Only)	08.02.2024
Mahendra K Sartape (Borrower) Sushma Mahendra Sartape (Co-borrower)	Rs.27,97,263.72/- (Rupees Twenty-Seven Lakhs Ninety-Seven Thousand Two Hundred Sixty-Three and Seventy-Two Paise Only) as on 22/02/2024 + further interest thereon + Legal Expenses	Rs.21,00,000/- (Rupees Twenty-One Lakhs Only)	Rs.2,10,000/- (Rupees Two Lakhs Ten Thousand Only)	31-01-2024

Description of the secured Asset:
All that piece and parcel of Residential Flat bearing No.404, on 4th Floor, Wing "B" measuring 35.77 Sq. Mtrs carpet area, exclusive balcony area 2.05 Sq. Meters appurtenant to the said flat and exclusive open terrace area 3.65 Sq. Meters appurtenant to the said flat in the building called as "FSP HEIGHTS" being constructed on Non-Agricultural land property bearing Survey No.67, Hissa No.1.A (Part) [survey No.67/L/A/1 as per online Revenue Records], Revenue Village Aayre, within the Limits of Kalyan-Dombivli Municipal Corporation and within the Registration Sub-District Kalyan, Registration District Thane.

Name of Borrower(s) / Guarantor(s)	Amount of Recovery	Reserve Price	Earnest Money Deposit (EMD)	Physical Possession date
Mahendra K Sartape (Borrower) Sushma Mahendra Sartape (Co-borrower)	Rs.27,97,263.72/- (Rupees Twenty-Seven Lakhs Ninety-Seven Thousand Two Hundred Sixty-Three and Seventy-Two Paise Only) as on 22/02/2024 + further interest thereon + Legal Expenses	Rs.21,00,000/- (Rupees Twenty-One Lakhs Only)	Rs.2,10,000/- (Rupees Two Lakhs Ten Thousand Only)	31-01-2024

Description of the secured Asset:
All that piece and parcel of Flat No.002, situated on Ground floor in the project Aditya Apartments, Building -"B", Wing-1, Carpet Area 357.00 Sq. Ft (IBHK) constructed on all that piece and parcel of land situated at Village- Bapsai, Survey No.89, Hissa No.18, Tal-Kalyan Dist- Thane The said building is still + 4 Floors with Lift.

Known Encumbrances, if any: Not known
The online bids shall be submitted through website <https://sarfaesi.auctiontiger.net/EPROC/> as per schedule given below:

EMD Remittance	EMD can be remitted in the following ways:
	i) Deposit through EFT/NEFT/RTGS Name of Beneficiary: "Prudent Trust - 94/24" Name of Bank : Union Bank of India Account Number : 519501010036371 IFSC Code : UBIN0551953 Branch Address : Pitampura Branch, LU Block, New Delhi - 110 034 OR ii) Demand Draft/Pay Order in the favour of "Prudent Trust - 94/24" payable at Delhi to be submitted at Prudent ARC Limited, 611, D-Mall, Plot No. A-1, Netaji Subhash Place, Pitampura, New Delhi - 110 034.
Inspection of Property	On 12.03.2025 between 11:00 am to 3:00 pm
Last date for submission of online application for BID	20.03.2025 till 5.00 p.m.
Date and time of e-auction	21.03.2025 between 11.00 am to 01.00 p.m. with auto-extension of five minutes each in the event of bids placed in the last five minutes.
Bid Multiplier	Rs. 1,00,000/- (Rupees One Lacs only)

For detailed Terms and Conditions of the sale, please refer to the link provided in <https://prudentarc.com> secured creditor's website and <https://sarfaesi.auctiontiger.net/EPROC/>, secured creditor's approved service provider. This may be treated as a Notice under Rule 8(6) and Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the Borrower(s) and Guarantor(s) of the loans about holding of e-auction on the above-mentioned dates.

Date: 04.03.2025
Place: Delhi
(Narendra Singh) Authorized Officer
Prudent ARC Limited (Prudent Trust - 94/24)
Mobile No. 9654454624, Land line: 91-11-45320039

INDIA HOME LOAN LTD. Corporate Office : 504, Nirmal Ecstasy, 6th floor, J.S.Dosa Road, Mulund (w) Mumbai, 400080
Notice issued under Section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

The accounts of the following borrowers with India Home Loan Ltd., has been classified as NPA, the bank issued notice under S. 13(2) of the SARFAESI Act on the dates mentioned below. In view of the non-service of notice of last known address of below mentioned Borrowers / Co-Borrower / Morgagors / Guarantors, this public notice is being published for information of all concerned.

The below mentioned Borrowers / Co-Borrower / Morgagors / Guarantors are called upon to pay to India Home Loan Ltd. within 60 days from the date of publication of this Notice the amounts indicated below due on the dates together with future interest at contractual rates, till the date of payment, under the loan and other agreements and documents executed by the concerned persons. As security for borrower's obligation under the said agreements, the respective assets shown against the name have been charged to India Home Loan Ltd., If the concerned Borrowers / Co-Borrower / Morgagors / Guarantors fails to make payments to India Home Loan Ltd. as aforesaid, then the India Home Loan Ltd. shall be entitled to exercise all or any of the rights mentioned under S 13(4) of the Act and the applicable Rules entirely at the risk of concerned Borrowers / Co-Borrower / Morgagors / Guarantors as to cost and consequences. In terms of provisions mentioned in sub-section 13 of sec. 13 of the Act, all you shall not transfer by way of sale, lease or otherwise any of the asset stated under security referred to this notice without prior written consent of our Bank.

As per the provision of the aforesaid act, Borrowers / Guarantor are prohibited from transferring the above said assets, in any manner, whether by way of sale, lease etc. Any contravention of the said provisions will render the concerned person liable for punishment and/or penalty in accordance with SARFAESI Act. For more details the unserved written notices may be collected from the undersigned.

Sr. No.	Name of the Borrower and Co-Borrower / Guarantors and Address / Loan Account Number	Total Outstanding Amount in Rs.
1.	Mr. Laxman R Davane Mrs. Savita L. Davane Ground Floor, Flat No. 004, Building No. D 1 A wing, Prasanna Complex, Survey No. 99, Hissa No. 2, Village - Purna, Bhiwandi, Thane - 421302	Rs. 18,55,124/- (Rupees Eighteen Lakhs Fifty Five Thousand One Hundred Twenty Four Only)

HOME LOAN (1913 MUM 166) LOAN SANCTIONED : In the month of Jan 2018 Demand Notice : 18/02/2025 Re-Call Notice : 10.02.2025
Mortgage Property Address: Flat No. 004, Ground Floor, Building No. D1 A wing, Prasanna Complex Village Purna Bhiwandi Thane - 421302

- It is to state that you the Borrowers / Co-borrowers were very irregular in paying the EMIs and despite repeated reminder from our end, you Borrowers / Co-borrowers have neglected and failed to regularize your loan account.
- Further, you Borrowers Nos. 1 & 2 are hereby restrained from dealing with any of the secured asset mentioned in the schedule in any manner whatsoever without our prior written consent under sec 13(3) of the Act.
- In case you neglect to discharge and/or fail to discharge your liabilities in terms of this notice, we shall exercise all or any of the rights conferred under section 13(4) of the Act.
- This notice is issued without prejudice to any other rights available to us under the Act and/or other law in force from time to time.

Date : 04-03-2025 Place : Mumbai Sd/- Authorised Officer, India Home Loan Ltd.

Terms and Conditions:

1. The sale will strictly be on terms as mentioned herein and in the tender document containing the terms and conditions of sale and will be sold by e-auction through “Prudent Trust – 94/24” Secured Creditor’s Approved Service Provider M/s. e-Procurement Technologies Ltd. under the supervision of the Authorized Officer of the “Prudent Trust – 94/24”. The terms and conditions mentioned in the tender document shall form part of this Notice, as if incorporated herein by reference.
2. Intending bidders shall hold a valid e-mail address and should register their name/account by login to website of the Service Provider. E-auction tender document containing e-auction bid form, declaration, general terms and conditions of online auction sale are available in website <https://sarfaesi.auctiontiger.net/EPROC/>. The prospective bidder/ prospective buyer or any other person acting jointly or in concert with such person should be an eligible bidder/prospective buyer in compliance with Section 29A of Insolvency and Bankruptcy Code 2016.
3. Intending bidders may avail training for online bidding from M/s. e-Procurement Technologies. Ltd., B-704, Wall Street -2, Opp. Orient Club, Near Gujarat College, Ellis Bridge, Ahmedabad-380006, Gujarat. Contact Persons: Mr. Ram Sharma, Email: ramprasad@auctiontiger.net, and support@auctiontiger.net, Mobile No. 8000023297, Landline No. 9265562818/9265562821.
4. Bids in the prescribed formats given in the Tender Document along with KYC documents shall be submitted “On Line” through the portal <https://sarfaesi.auctiontiger.net/EPROC/>. Bids submitted otherwise shall not be eligible for consideration.
5. The EMD and other deposits shall be remitted through EFT/NEFT/RTGS to the bank account or by Demand Draft in the favor of “Prudent Trust – 94/24” payable at Delhi as specified above.
6. Bid form without EMD shall be rejected summarily.
7. After the submission of bid forms, the bidders are not allowed to withdraw the Bid forms/EMD, before completion of e-auction. In case a bidder does not participate in e-

auction after submission of bid form or in case the bidder submits a bid for an amount less than reserve price, EMD of such bidder shall be forfeited.

8. The property shall be sold to the highest bidder. However, the undersigned has the absolute right and discretion to accept or reject any bid without assigning any reason. The property shall not be sold at a price less than the Reserve Price mentioned hereinabove.
9. Sale is subject to confirmation by Authorized Officer of Prudent ARC Limited (Acting in the capacity of Trustee of Prudent Trust – 94/24)
10. EMD of unsuccessful bidders will be returned without interest through EFT/NEFT/RTGS to the bank account details provided by them in the bid form and intimated via their e mail id, within fifteen days from the date of e-auction.
11. The successful bidder will have to deposit 25% of the total bid amount (after adjusting amount of EMD) immediately i.e. on the same day or not later than next working day, as the case may be and in default of such deposits, the property shall be sold again.
12. The balance amount i.e. 75% of the purchase price shall be payable by the purchaser to the Authorized Officer on or before the 15th day of the confirmation of sale of the immovable property or such extended time (as may be agreed upon in writing between the purchaser and the Secured Creditor, in any case not exceeding 03 months). The purchaser shall bear the charges/fee payable for conveyance such as Registration Fee, Stamp Duty etc. as applicable as per law.
13. In default of payment within the period mentioned in Clause 12 above, the deposit shall be forfeited and the property shall be resold and the default purchaser shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold.
14. In the event of any discrepancy between the English version and Hindi version of this Notice, the English version shall be treated as final.
15. The auction purchaser shall pay a TDS amount at 1% of the entire sale consideration including the bid multiplier amount in accordance with Section 194-IA of the Income Tax

Act, 1961 and Prudent ARC Limited (Prudent Trust – 94/24) shall not take any responsibility for the same. In case of any sale/transfer of immovable property of Rs. 50,00,000/- (Rupees Fifty Lacs only) and above, the successful bidder/purchaser has to pay an amount equal to 1% of the consideration of the Income Tax. As per Section 194(O) of Income Tax Act, 1961, the purchaser is liable to pay TDS to e-Commerce participant in respect of sale of goods or provisions of services facilitated by the operator through its Digital or Electronic facility or Platform at applicable rates.

16. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims/rights/dues affecting the properties, prior to submitting their bid. In this regard, the e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of Prudent Trust – 94/24. No claim of whatsoever nature regarding the Property put for sale, charges/encumbrances over the property or on any matter etc. will be entertained after submission of the online bid. The decision of the Prudent Trust –94/24 regarding sale of the property shall be final, binding and will not be open to question.
17. The Authorized 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.

Date : 04.03.2025
Place: Delhi

(Narendra Singh)
Authorized Officer
Prudent ARC Limited
(Prudent Trust – 94/25)
Mobile No. 9654454624
Land line: 91-11-45320039