

SHIVALIK SMALL FINANCE BANK LTD Registered Office: 501, Salcon Aurum, Jasola District Centre, New Delhi - 110025 CIN: U65900DL2020PLC366027 AUCTION NOTICE The following borrowers of Shivalik Small Finance Bank Ltd. are hereby informed that Gold Loan/s availed by them from the Bank have not been adjusted by them despite various demands and notices including individual notices issued by the Bank. All borrowers are hereby informed that it has been decided to auction the Gold ornaments kept as security with the Bank and accordingly 25.09.2024 has been fixed as the date of auction at 03:00 pm. in the branch premises from where the loan was availed. All, including the borrowers, account holders and public at large can participate in this auction on as per the terms and conditions of auction. Branch Account No. Actt Holder Father's/ Payoff Address Ac opening name Spouse Name Date 07/08/2023 103042513098 TIKIWALA F 203,SHIV KRUPA APPARTMENT SANJAY 141943.25 SURAT 5/0 SOCIETY B H SARGAM SHOPING CENTER, SHREYASBHAI DHRUVKUMAR PARLE POINT UMRA SURAT GUJARAT 395007 SURAT 103042514400 KAJAL S PARMAR \$/0 C 204 SUNRESI RESIDENCY, UTRAN AMROLI 05/12/2023 210486.56 KOSAD SURAT GUJARAT 394107 MANSUKHBHAI FLAT 202 C SHAGUN,LIVINO CANAL ROAD SURAT 03042514401 MADHU M 05/12/2023 45041.41 W/O KAMREJ SURAT GUJARAT 394185 RATHOD MANSUKHBHAI R RATHOD Auction date is 25.09.2024 @ 03:00 pm

The Bank reserves the right to delete any account from the auction or cancel the auction without any prior notice.

Utkarsh Small Finance Bank

Aapki Ummeed Ka Khaata

(A Scheduled Commercial Bank) Zonal Office: Rupa Sapphire, 17th Floor, Plot No.12, Sector 18, Opp. Sanpada Rly. Station, Vashi, Navi Mumbai-400 705.

Authorised Officer, Shivalik Small Finance Bank Ltd.

"APPENDIX- IV-A*" [See proviso to rule 8 (6)]

Registered Office: Utkarsh Tower, NH - 31 (Airport Road), Sehmalpur, Kazi Sarai, Harhua, Varanasi, UP-221 105.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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

Notice is hereby given to the public in general and in particular to the Borrower(s) and Mortgagor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of UTKARSH SMALL FINANCE BANK LIMITED, (herein after known as "the Secured Creditor"), will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction for recovery of amount mentioned in table below along with further interest, charges, cost and expenses being due to secured creditor. It is hereby informed you that we are going to conduct public E-Auction through the Web Portal of M/S. C1 India Pvt. Ltd., https://www.bankeauctions.com

Sr. No.	Loan Account No.	Name of the Borrower/Mortgagor Guarantor (Owner of the Property)		Amount & Date Demand Notice U/S 13(2)	Date & Type of Possession	Amount as on date	Reserve Price Earnest Money Deposit	Bid Increment Amount	E-Auction Date & Time	Inspection Date & Time
1	154105000 0006062	Mrs. Trupti Zala (Borrower/Mortgagor) Mr. Nizavan Rajeshkumar R (Mortgager/Co-Borrower)		1,79,15,478.87/- 28-11-2023	06-02-2024 Symbolic	1,95,77,666.33/- 10-09-2024	1,25,00,000/- 12,50,000/-	10,000/-	27-09-2024 11am - 1pm	20-09-2024 21-09-2024
EM	EMD Submission 26-09-2024 Place of Submission Last Date Bids & Documents				td., Branch Office: Kendra, Nr.Mithakh			24100000000 Table	a, Opp. LG	
Do	ecription of pro	t III a southware our	not pione 2 parcel of re-	cidential Property I	bearing Wundle				225 All Ca litter	Dint grog R.
Cor	struction there ament Number	on 376.39 Sq 1 0225-53-1946	hat piece & parcel of re Mtrs) in the Society know -0001-V, Situated at Wa Jo 18 North: Bungalow N	wn as "GEETA PAR ard: Sardar Nagar, I	K* bearing Su	rvey No 202/1, 202	/2,155/1 & 204,	TPS No 97(N	laroda-North) 8	FP No 53/1,
Cor	struction there ament Number	on 376.39 Sq f 0225-53-1946 lest: Bungalow f Dines (Borro Bharatkur (Mortgag Rekhadevi B	Mtrs) in the Society know -0001-V, Situated at Wa	wn as "GEETA PAR ard: Sardar Nagar, I	K* bearing Su Mouje:Naroda,	rvey No 202/1, 202	/2,155/1 & 204,	TPS No 97(N	laroda-North) 8	FP No 53/1,

in the scheme known as "Geeta Park" Situated on Survey No 202/1 & 202/2 paiki, Mouje: Naroda, Taluka: Asarva, Dist & Sub District-Ahmedabad Boundaries bounded by-East: Survey No 203 West: Plot No 16 North: Way South: Plot No 21.

1000	06000 6061	Mr. Nizav (Mortga Mr	Akshar Services Borrower) an Rajeshkumar R ger/Co-borrower) s.Trupti Zala o-Borrower)	2,30,21,248.21/- 28-11-2023	01-09-2024 Physical	2,50,23,055.58/- 12-08-2024	26,00,000.00/- 2,60,000.00/- Property 2 31,00,000.00/- 3,10,000.00/- Property 3 33,00,000.00/- 3,30,000.00/- Property 4 35,00,000.00/- 3,50,000.00/- Property 5 49,00,000.00/- 4,90,000.00/- Property 6	10,000/-	27-09-2024 11am - 1pm	20-09-2024 21-09-2024
EMD Subr	mission	26-09-2024	Place of Submission	n Utkarsh Small F	inance Bank l	.td., Branch Office:	26,00,000.00/- 2,60,000.00/-	02, 6th Floor	; SPG Empress	a, Opp. LG

Last Date Bids & Documents | Showroom, B/S-Passport Seva Kendra, Nr.Mithakhali Six Roads, Ahmedabad-380009. Description of property/ies: Property 1 - Shop No 16, Ground Floor, Dev Ashish Arcade, Opp Gurudwara, Odhav, Soni ni Chali Road, Odhav, Ahmedabad-382415-Gujarat Bounded as under East: Unit No 15 West: Unit No 17 North: Open Space South: Shade Area.

Property 2 - Shop No 20, Ground Floor, Dev Ashish Arcade, Opp Gurudwara, Odhav, Soni ni Chali Road, Odhav, Ahmedabad-382415-Gujarat Bounded as under East: Open Space West: V.K Complex North: Unit No 21 South: Unit No 27.

Property 3 - Shop No 23, Ground Floor, Dev Ashish Arcade, Opp Gurudwara, Odhav, Soni ni Chali Road, Odhav, Ahmedabad-382415-Gujarat Bounded as under East: Shop no 24 West: Shop No 22 North: Common Space South: Margin & Other Shade.

Property 4 - Shop No 24, Ground Floor, Dev Ashish Arcade, Opp Gurudwara; Odhav, Soni ni Chali Road, Odhav, A hmedabad-382415-Gujarat Bounded as under East: Open Space West: V.K Complex North: Unit No 25 South: Unit No 23.

Property 5 - Shop No 25, Ground Floor, Dev Ashish Arcade, Opp Gurudwara, Odhav, Soni ni Chali Road, Odhav, Ahmedabad-382415-Gujarat Bounded as under East: Open

Space West: V.K Complex North: Unit No 26 South: Unit No 24. Property 6 - Shop No 26, Ground Floor, Dev Ashish Arcade, Opp Gurudwara, Odhav, Soni ni Chali Road, Odhav, Ahmedabad-382415-Gujarat Bounded as under East; Open

33,25,913.00/- 19-06-2023 44.87,133.78/-

9,00,000.00/-

6,50,000.00/-

27-09-2024 | 20-09-2024

27-09-2024 20-09-2024

Space West: V.K Complex North: Unit No 27 South: Unit No 25.

4 154005000

6 | 154005000

EMD Submission

Date: 11/09/2024

Place: Gujarat

Dhaval Kantibhai Chauhan

Poshiya Bhaveshbhai Jamanbhai 0000205 13-09-2022 Physical 10-09-2024 90,000.00/-11am - 1pm | 21-09-2024 (Borrower/Mortgagor) & Poshiya Bhavishaben Bhaveshbhai (Co-Borrower/Mortgagor) 26-09-2024 Place of Submission EMD Submission Utkarsh Small Finance Bank Ltd., Branch Office: Upper Floor, JR Plaza, Bs. CNG Pump, Chikuwadi, Nana

Last Date Bids & Documents Varachha, Surat, 395006, Gujarat. Description of property/ies; Revenue Survey No 200 + 213, Block No - 241 (R. Block No - 240 + 244), Plot No - 111, Scheme Know as "Dharmanandan Residency" Near by Subhnandini Residency- 2, At Mouje Derod, Ta - Kamrej, Dist - Surat, Gujarat 394180, Four Boundaries as per Sale Deed No East; Society Road West; Plot No 136 North; Plot No 112 South: Plot No A/111.

154005000 37.20,307.51/- | 02-06-2024 | 42,88,300.20/-10.50,000.00/- 10,000/-27-09-2024 | 20-09-2024 Gosai Jigneshbharati S 11am - 1pm | 21-09-2024 0000032 02-09-2024 Physical 10-09-2024 1,05,000.00/-(Borrower/Mortgagor), Gosai Priyanka Jigneshbharathi (Co-Borrower) **EMD Submission** 26-09-2024 Place of Submission Utkarsh Small Finance Bank Ltd., Branch Office: Upper Floor, JR Plaza, Bs. CNG Pump, Chikuwadi, Nana

Varachha, Surat, 395006, Gujarat. Last Date Bids & Documents Description of property/ies: All that piece & parcel of Property Known as Plot No 39, (B Type-as per Plan), Golden Amber Land, Block /Survey No 53, Khata No 382 (After promulgation New Block No 866) Mangrol Village, Sub Dist-Jalalpore, Dist-Navsari Boundaries bounded by- East: Plot No 38 West: Adj: Plot No 40 North: Adj: Soc Internal Road South: Boundary Block,

25.25,715.00/- 20-06-2023

34.64.544.60/-

0000110 15-09-2022 Physical 10-09-2024 65,000.00/-11am - 1pm | 21-09-2024 (Borrower/Mortgagor) & Chauhan Vibutiben Dhavalbhai (Co-Borrower/Mortgagor) 26-09-2024 | Place of Submission | Utkarsh Small Finance Bank Ltd., Branch Office: Upper Floor, JR Plaza, Bs. CNG Pump, Chikuwadi, Nana Bids & Documents Varachha, Surat, 395006, Gujarat.

Description of property/ies: Plot no 208, Pinal residency, Nr Muni School, Survey no 73, block no 63/A, (After Re-Survey new block no 80), Moje - Ghaludi, Tal-Kamrej, dist-Surat, Four Boundaries as per Sale Deed No East: Plot No 207 West: Plot No 209 North: Society Road South: Plot No 225.

27,24,695.58/- 28-06-2024 29,07,979.83/- 11,20,000.00/- 10,000/- 27-09-2024 20-09-2024 Kathrotiya Pareshbhai B 0000065 18-03-2024 11am - 1pm | 21-09-2024 Symbolic 10-09-2024 1,12,000.00/-(Borrower/Mortgagor), Kaprotiya Kajal P (Co-Borrower/Mortgagor) 26-09-2024 Place of Submission Utkarsh Small Finance Bank Ltd., Branch Office: Upper Floor, JR Plaza, Bs. CNG Pump, Chikuwadi, Nana

Last Date **Bids & Documents** Varachha, Surat, 395006, Gujarat. Description of property/ies: All that piece & parcel of Immovable Property Bearing Plot No 307 admeasuring 73.71 Sq Mts along with 53.19 Sq Mts undivided share in the

land of Road & C.O.P, totally 126.90 Sq Mts & Plot No 308 admeasuring 41.94 Sq Mts Along with 30.26 Sq Mts undivided share in the Land of the Roads & C.O.P, Totally 72.20 Sq Mts the said Both Plots are then Consolidated and it was given New Plot No 308 ademasuring 115.65 Sq Mts (As per Site Admeasuring 58.03 Sq Mts) Along with 83.45 sq Mts., & Built up area 112 Sq Mts along with undivided share in the Land of the Road & C.O.P. totally 199.10 Sq Mts in "RAM VATIKA PART-3" situated at Revenue Survey No. 213,214,217,271, Block No 198 admeasuring 25982 Sq Mts of Moje Village Velanja, Ta-Kamrej, Dist-Surat Boundaries bounded by-East: Soc Road West: Plot No 314-313 North: Soc Wall South: Plot No 309.

All interested participants /bidders are requested to visit https://www.bankeauctions.com and https://www.utkarsh.bank for further details including term & conditions, to take part in E-Auction proceeding and also advised to contact Mr. Solanki Ahmed Mob. 8849589099 E-mail solanki.ahmed@utkarsh.bank

THIS IS ALSO A STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2022. STATUTORY 15 DAYS SALE NOTICE TO THE BORROWER(S)/MORTGAGOR AND GUARANTOR (S).

Terms & Conditions: 1. The E-Auction of secured assets is on "As is where is", "As is what is", "Whatever there is" and "No recourse" basis for and on behalf of the secured creditor and to the best of knowledge and information of the Authorised Officer, there is no encumbrance on said property/ies. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues. 2. For participating in E-Auction sale, Bid documents, copies of PAN card, Board resolution in case of company, photo ID and address proof are required to be submitted along with EMD which is payable through NEFT/ RTGS in name of "Authorised officer Utkarsh Small Finance Bank Limited" Current Account No 13752000000000001FSC UTKS0001375 Address UTKARSH SMALL FINANCE BANK LIMITED, D37/37 Badadev, Spice KCM Varanasi-221002, BRANCH GODWALIA. Once an online bid is submitted, same cannot be withdrawn. Further, any EMD submitted by bidder will be required to send the UTR/ Ref. No. of the RTGS/NEFT with a copy of cancelled cheque on Email-solanki.ahmed@utkarsh.bank, Contact Number-91-8849589099 & Email-mayur.battise@utkarsh.bank Contact Number-7016155165.

Only buyers holding valid User ID/ Password and confirmed payment of EMD through NEFT/ RTGS shall be eligible for participating in the E-Auction process.

(Authorized Officer) Utkarsh Small Finance Bank Ltd.

IDFC First Bank Limited

(Formerly known as IDFC Bank Ltd) | CIN: L65110TN2014PLC097792

Registered Office: - KRM Towers, 7th Floor, Harrington Road, Chetpet, Chennai- 600031. Tel: +91 44 4564 4000 | Fax: +91 44 4564 4022.



APPENDIX- IV-A [See proviso to rule 8 (6) & 9 (1)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) & 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s), Co-Borrower (s) and Guarantor (s) as per column (iii) that the below described immovable properties as per column (iv) mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Formerly known as IDFC Bank Ltd, will be sold on "As is where is", "As is what is", and "Whatever there is" as described hereunder, for the recovery of amount due to IDEC FIRST Bank Limited (Formerly known as IDEC Bank Ltd) from

Borrower (s) and Co-Borrower (s) as per column (i). For detailed terms and conditions of the sale, please refer to the link provided on IDEC FIRST Bank website i.e. www.idfcfirstbank.com.

S. NO	(i) Demand Notice Amount	(ii) Agreement ID	(iii) Name of Borrower (s), Co-Borrower (s) and Guarantor (s)	(v) Reserve Price Amount	(vi) EMD Amount	(vii) Date and Time of Auction	(viii) Date and Time of EMD Auction	(ix) Date and Time of Inspection	(x) Authorized Officer Name & Contact Number
1	INR 65301859.75/- Demand Notice dated: 08-Oct-2022		Hardik Manharlal Kotecha, Mita Manharlal Kotecha, Hardik Manharlal Kotecha (In The Capacity Of Available Legal Heir Of Late Mr. Manharlal Amarshibhai Kotecha) & Mita Manharlal Kotecha (In The Capacity Of Available Legal Heir Of Late Mr. Manharlal Amarshibhai Kotecha)		INR 5032943,10/-		27-Sept-2024 10.00 AM to 5.00 PM		Name- Divyarajsinh Zala Contact Number- 9274207909 Name- Chinmay Acharya Contact Number- 9574448844

(iv) MORTGAGED PROPERTY ADDRESS: All That Piece And Parcel Of Entertainment Game Shop No. 301, 3Rd Floor, Admeasuring 7671 Sq. Ft. (Carpet Area). Crystal Mall", Situated At Revenue Survey No. 108P, Town Planning Schem No. 2, Final Plot No. 853P, Village Nana Mauva, Kalavad Road, Rajkot, Gujarat-360005, And Bounded As:- Boundaries Of Said Shop/Property:-East: Margine Space, West: Entry Passage, North: Stair Passage & Lift & South: Open Margine/Boundaries Of Mall/Land:-East: Jyotinagar Main Road, West: Mahatma Gandhi Chhatralay, North: IOC Building FP No. 852 & South: Kalawad Road

Disclaimer: Please note that the said notice is issued for sale of immovable property only and IDFC FIRST Bank Limited has no right to sale of the movable assets, if any, present at the immovable property.

Sd/ **Authorised Officer** IDFC FIRST Bank Limited (Formerly known as IDFC Bank Ltd)

5,000/- (Rupees Five Thousand

Only)

Date: 11.09.2024

SR 1.BORROWER(S) NAME

CAPRI GLOBAL HOUSING FINANCE LIMITED

CAPRI GLOBAL HOUSING FINANCE LIMITED

Fourteen Thousand Eight Hundred

with applicable future interest.

Sixteen Only) as on 25.07.2023 along

for participating in E-Auction Sale- - in the Loan Account No.

Registered & Corporate Office: 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013 Circle Office: 9-B, 2nd floor, Pusa Road, Rajinder Place, New Delhi-110060

1. DATE & TIME OF F-AUCTION 1. RESERVE PRICE

APPENDIX- IV-A [See proviso to rule 8 (6) **Sale notice for sale of immovable properties**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Constructive/physical possession of which has been taken by the Authorised Officer of Capri Global Housing Finance Limited Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on dates below mentioned, for recovery of amount mentioned below due to the Capri Global Housing Finance Limited Secured Creditor from Borrower mentioned below. The reserve price, EMD amount and property details mentioned below.

DESCRIPTION OF THE

SR. NO.		DESCRIPTION OF THE MORTGAGED PROPERTY	1. DATE & TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION	2. EMD OF THE PROPERTY	
1,	Mr. Ravindrakumar Pravinchandra Chande ("Borrower") Mrs. Harsha Ravindra Chande (Co-borrower) LOAN ACCOUNT No. LNMEJUN000030100 Rupees 29,29,106/- (Rupees Twenty Nine Lacs Twenty Nine Thousand One Hundred Six Only) as on 21.06.2024 along with applicable future interest.	All that piece and parcel of Property bearing Office no. S.F. 9/3 and S.F. 9/4 total built up area admeasuring 31-34 Sq. Mts. situated on the second floor of B-Wing of a complex named "Sankalp Complex" constructed on the N.A. land of R.S. No. 209/Paike land admeasuring 4350-00 Sq. Mts. of Junagadh, T.P. Scheme No. 1, F.P.No. 69/1 and 69/2 loacted in Junagadh, Gujarat - 362001, Bounded As: East By – Open Space of the building & then C-Wing, West By – Common Passage and Enterance, North By – Adj. Office No. S.F. 9/5, South By – Adj. Office No. S.F. 9/5,	3. DATE & TIME OF THE PROPERTY INSPECTION 1. E-AUCTION DATE: 27.09.2024 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	3. INCREMENTAL VALUE RESERVE PRICE: Rs. 5,70,000/- (Rupees Five Lacs Seventy Thousand Only). EARNEST MONEY DEPOSIT: Rs. 57,000/- (Rupees Fifty Seven Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)	
2.	1. Mr. Imtiyaz Babubhai Raj ("Borrower") 2. Mrs. Yasmin Imtiyaz Raj (Co-borrower) LOAN ACCOUNT No. LNHLBR2000061848 Rupees 10,15,694/- (Rupees Ten Lacs Fifteen Thousand Six Hundred Ninety Four Only) as on 20.05.2024 along with applicable future interest.	All Piece and Parcel Property Bearing at Jitali, Revenue Survey No/Block No 788, New Survey No. 17, adm. 8600.00 Sq. Mts. N.A Land Paiki Star Lake City Paiki Plot No. 86 adm. Area 49.42 sq. Mts. (531.75 sq. Fts.) undivided share of land adm. 30.20 sq. Mts. Total land adm. 79.62 sq. Mts., Sub-District Ankleshwar, District Bharuch, Gujarat - 393002, Boundaries as under:- East: Plot No. 87, West: Internal Road , North: Plot No. 85, South: Internal Road	2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	RESERVE PRICE: Rs. 6,00,000/- (Rupees Six Lacs Only). EARNEST MONEY DEPOSIT: Rs. 60,000/- (Rupees Sixty Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)	
3.	Mr. Koshal Kishor Prasad ("Borrower") Ms. Radha Devi (Co-borrower) LOAN ACCOUNT No. LNHLSUR000017732 Rupees 9,99,827/- (Rupees Nine Lacs Ninety Nine Thousand Eight Hundred Twenty Seven Only) as on 20.04.2023 along with applicable future interest.	Flat No: 204 on the 2nd Floor of the Building No: 8 known as Shree Tirupati Balaji Residency situated at: Sanki bearing Block No: 72/B Paiki A Type Plot No: 19 and B Type Plot No: 18 of Village: Sanki, Taluka, Palsana, District: Surat, Gujarat 394310 admeasuring about 29.08 Square Meters (Built Up Area) along with undivided proportionate share in the said land. East: Building No. 09, West: Road, North: Land, South: Building No. 07	(Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	RESERVE PRICE: Rs. 2,50,000/- (Rupees Two Lacs Fifty Thousand Only). EARNEST MONEY DEPOSIT: Rs. 25,000/- (Rupees Twenty Five Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)	
4.	1. Mr. Sudpta Prasanta Bhattacharya ("Borrower") 2. Mr. Pradipta Prasanta Bhattacharya 3. Mrs. Moumita Chittranjan Dutta 4. Mrs. Puja Sudpta Bhattacharya (Co-borrower) LOAN ACCOUNT No. LNHLBRH000030310 Rupees 10,59,097/- (Rupees Ten Lacs Fifty Nine Thousand Ninety Seven Only) as on 20.05.2024 along with applicable future interest.	All Piece and Parcel of land and building being Plot No. 200/A, Green City, at Village Jitali, bearing Block/ RS No. 113, Area Admeasuring 42.38 Sq. Mts., Road, Rasta, COP Land 4.24 Sq. Mts., Total 46.62 Sq. Mts., Opposite Green Park Jitali Masjid Road, Taluka Ankleshwar, District Bharuch, Gujarat 393001, Bounded as follows: North: Plot No. 200-B, South: Plot No. 199, East: Plot No. 201-B, West: Society Road	(Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	RESERVE PRICE: Rs. 5,00,000/- (Rupees Five Lacs Only). EARNEST MONEY DEPOSIT: Rs. 50,000/- (Rupees Fifty Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)	
5.	1. Mr. Ajmalji Raymalji Thakor ("Borrower") 2. Mrs. Bhartiben Ajmalji Thakor (Co-borrower) LOAN ACCOUNT No. LNHLMEH000006977 Rupees 6,99,137/- (Rupees Six Lakhs Ninety Nine Thousand One Hundred and Thirty Seven) as on 08.01.2023 along with applicable future interest.	All that piece and parcel of Property bearing Milkat No. 1/94 and Milkat No. 1/95, Panchyat Daftar No. 96& 97,Admesuring 70.57 Sq Mtrs -Chhelo Madh, Nr. Mahakali Temple, Buttapaldi, Mahesana, Gujarat - 384120, Bounded As:,East By — House of Prabhatbhai Somabhai Thakor, West By — After door and open land of said property, House of Gomtiben Amthaji Thakor, North By — House of Bhadiben Chanduji Thakor, South By — House of Dashrathji Masangji Thakor	2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	RESERVE PRICE: Rs. 4,00,000/- (Rupees Four Lacs Only). EARNEST MONEY DEPOSIT: Rs. 40,000/- (Rupees Forty Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand Only)	
6.	1. Mr. Govindbhai Rameshbhai Patel ("Borrower") 2. Mrs. Jagrutiben Govindbhai Patel (Co-borrower) LOAN ACCOUNT No. LNHLSUR000044225 Rupees 10,14,816/- (Rupees Ten Lacs	All that piece and parcel of Flat No. 406, ad measuring 31.50 sq mtrs. 4th Floor, Shree Hari Residency, Plot No. 369 to 373, in Jolwa Residency, R. S. 182, Block 223, Super built-up Admeasuring 58.44 Sq Mtr area Village Jolwa, Tehsil Palasana, District Surat, Gujarat – 394310 Bounded As: East By – Open Land, West By – Open	2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 26.09.2024 3. DATE OF INSPECTION: 25.09.2024	RESERVE PRICE: Rs. 2,80,000/- (Rupees Two Lacs Eighty Thousand Only). EARNEST MONEY DEPOSIT: Rs. 28,000/- (Rupees Twenty Eight Thousand Only) INCREMENTAL VALUE: Rs. 5,000/- (Rupees Five Thousand	

For detailed terms and conditions of the sale, please refer to the link provided in Capri Global Housing Finance Limited Secured Creditor's website i.e. www.caprihomeloans.com/auction TERMS & CONDITIONS OF ONLINE E-AUCTION SALE:-

1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities. 2. Particulars of the property / assts (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and

Entry & Passage , North By - Flat No. 405,

South By - Flat No. 407

Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extant & dimensions may differ. 3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or nay representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before

 Auction/bidding shall only be through "online electronic mode" through the website https://sarfaesi.auctiontiger.net Or Auction Tiger Mobile APP provided by the service provider M/S eProcurement Technologies Limited, Ahmedabad who shall arrange & coordinate the entire process of auction through the e-auction platform.

5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc.

For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S E-Procurement Technologies Ltd. Auction Tiger, Ahmedabad (Contact no. 079-68136880/68136837), Mr. Ramprasad Sharma Mob. 800-002-3297/ 79-6120 0559. Email: ramprasad@auctiontiger.net,. 7. For participating in the e-auction sale the intending bidders should register their name at https://sarfaesi.auctiontiger.net well in advance and shall get the user id and

password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider. 8. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested

bidders through Demand Draft/NEFT/RTGS in favor of "Capri Global Housing Finance Limited" on or before 26-Sep-2024. 9. The intending bidders should submit the duly filled in Bid Form (format available on https://sarfaesi.auctiontiger.net) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer, Capri Global Housing Finance Limited Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 latest by 03:00 PM on 26-Sep-2024. The sealed cover should be super scribed with "Bid

10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited

(as mentioned above) for property of "Borrower Name.".

to enable them to allow only those bidders to participate in the online inter-se bidding /auction proceedings at the date and time mentioned in E-Auction Sale Notice. 11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited

extension of "10" minutes each, i.e. the end time of e-auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension. 12, Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone.

13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Capri Global Housing Finance Limited, Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad,

Gujrat-380009 and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings. 14. The successful bidder shall deposit 25% of the bid amount (including EMD) within 24 hour of the sale, being knocked down in his favour and balance 75% of bid amount.

within 15 days from the date of sale by DD/Pay order/NEFT/RTGS/Chq favouring Capri Global Housing Finance Limited. 15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount

already paid (including EMD) will be forfeited and the property will be again put to sale. 16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount. 17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) (if applicable) and submit TDS certificate to the Authorised officer and the deposit the

entire amount of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, falling which the earnest deposit will be forfeited. 18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate.

Bids shall be made taking into consideration of all the statutory dues pertaining to the property.

19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges.

20. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser.

21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is

postponed to a later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider.

 The decision of the Authorised Officer is final, binding and unquestionable. 23, All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them.

 Please note that movable items lying (if any) in the property is not offered with this sale. 25. For further details and queries, contact Authorised Officer, Capri Global Housing Finance Limited: Mr. Jeet Brahmbhatt Mo. No. 9023254458 and for further

inquiry Ms. Kalpana Chetanwala-7738039346. 26. This publication is also 15 (Fifteen) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) and 9 (1) of Security Interest (Enforcement) Rules 2002, about holding of auction sale on the above mentioned date / place.

Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Capri Global Housing Finance Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully. Place: Junagadh, Bharuch, Surat, Mahesana (GUJARAT) Date: 11-Sep-2024 Sd/- (Authorised Officer) Capri Global Housing Finance Limited



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