

Without Prejudice

Date: 9-08-2023

Registered AD/Speed Post

- 1 **M/S. KRISHNA DRY FRUITS** (Borrower)
Prop. Mr. Kansingh Badansingh Rajpurohit
Shop No5, Sai Aishwarya, SRA CHS Ltd. Bldg, Carter Road No-3,
Borivaili –East, Mumbai-400066 ,
- 2 **Mr. Kansingh Badansingh Rajpurohit** (Co-borrower/Gurantor)
F104, 503, 304 3rd floor span Exotica building 150,
Road,Bhyandar(West)-401101
- 3 **Mrs.Munni Devi Rajpurohit** (Co-borrower/Gurantor)
F104, 503, 304 3rd floor span Exotica building 150,
Road,Bhyandar(West)-401101

Dear Sir/Madam,

Sub:- Notice for sale of the Mortgaged Property

1. We refer to our Demand Notice dated 29th October 2021 issued by us under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act,2002 (hereinafter referred to as "SARFAESI Act"), wherein we had called upon you to pay the dues of **Rs. 31,56,160/- (Rupees Thirty One Lakh Fifty Six Thousand One Hundred And Sixty Only)** as on 19-10-2021 Excluding further interest, legal and other costs which shall be applied at the time of closure of this loan (hereinafter referred as the "outstanding amount") and payable by you all under the facility granted by Shriram Finance Ltd (formerly known as Shriram City Union Finance Limited Within 60 days from the date of the said notice. You have since then failed and neglected to pay the amount as demanded.
2. It is pertinent to note that despite the service of the above mentioned notice you have failed to liquidate the outstanding amount and as such, the Authorized Officer of Shriram Finance Ltd has taken Physical possession of the property/ properties on **31.05.2023** described herein below (and referred hereinafter as "Secured Assets") in exercise of the powers conferred on him under Section 13(4) of the SARFAESI Act readwith Rule 8 & 9.

Shriram Finance Limited

(Formerly known as Shriram Transport Finance Company Limited)

Wockhardt Towers, Level - 1, East Wing, C-2, G Block, Bandra - Kurla Complex, Bandra (E), Mumbai - 400 051. Ph: +91 22 4060 3100
Registered Office: Sri Towers, Plot No.14A, South Phase, Industrial Estate, Guindy, Chennai - 600 032. Tamil Nadu, India. Ph: +91 44 4852 4666
E-mail: primecustcare@shriramfinance.in Website : shriramfinance.in
Corporate Identification Number (CIN) L65191TN1979PLC007874



3. This is to inform you, that all the requisitions under the provision of SARFAESI Act and The Security Interest (Enforcement) Rules, 2002 have been complied with and Shriram Finance now proposes to sell the secured asset as mentioned below herewith by public auction and/or any other methods as prescribed under the provisions of Rule 8(5) & 9(1) of Security Interest (Enforcement) Rules, 2002 after a period of 30 days from the date of public notice in the manner described below 'As is where is basis & As is what is basis & Whatever there is basis', unless we receive the entire outstanding amount i.e. **Rs. 31,56,160/- (Rupees Thirty One Lakh Fifty Six Thousand One Hundred And Sixty Only)** as on 19-10-2021 **Excluding** further interest, legal and other costs which shall be applied at the time of closure of this loan.
4. It is hereby informed you that we are going to conduct First auction as per the given below Schedule:

Sr. No.	PARTICULARS	DETAILS
1.	Date of Auction	25th August, 2023
2.	Time of Auction	11.00 AM to 01.00 PM
3.	Place of Auction	
4.	For Auction terms and conditions	www.shriramfinance.in/auction
5.	Mode of Auction	E-Auction
6.	Loan agreement No	CDBDRTF1903300001
7.	Outstanding amount	Rs. 31,56,160/- (Rupees Thirty One Lakh Fifty Six Thousand One Hundred And Sixty Only) as on 19-10-2021 Excluding further interest, legal and other costs which shall be applied at the time of closure of this loan
8.	Description of mortgage property (Secured Asset)	<u>Schedule of the Property</u> Flat No 10, Ground Floor, C-Wing, SURYALOK APARTMENTS B & C CHSL. Old Survey No.7, New Survey no.343, Hiss No1 (Part) Janta Nagar Road, Near Poddar School, Bhayander(West), Dist. Thane-401101 Situated within the Sub Registration District of Mira Bhayander (Thane) and in the Registration District of Thane
9.	Reserve Price and Earnest Money Deposit Details	Reserve Price of INR 34,34,500/- EMD - Amount Rs.3,43,450/-

Shriram Finance Limited

(Formerly known as Shriram Transport Finance Company Limited)

Wockhardt Towers, Level - 1, East Wing, C-2, G Block, Bandra - Kurla Complex, Bandra (E), Mumbai - 400 051. Ph: +91 22 4060 3100
Registered Office: Sri Towers, Plot No.14A, South Phase, Industrial Estate, Guindy, Chennai - 600 032. Tamil Nadu, India. Ph: +91 44 4852 4666
E-mail: primecustcare@shriramfinance.in Website: shriramfinance.in
Corporate Identification Number (CIN) L65191TN1979PLC007874



Please treat this notice as Notice under Rule 9 (1) of the Security Interest (Enforcement) Rules, 2002 providing you a notice of 15 for sale of the secured asset.

Note: - Borrowers are requested to kindly remove their movable assets (If any) from the property which is in Shriram Finance Ltd Possession.

Enclosed herewith copies of newspapers namely Mumbai Active & Mumbai Lakshdeep dated 07/08/2023

Thanking You



"It is informed that "SHRIRAM CITY UNION FINANCE LIMITED" has been amalgamated with "SHRIRAM TRANSPORT FINANCE LIMITED" as per order of NCLT, Chennai. Subsequently the name of "SHRIRAM TRANSPORT FINANCE LIMITED" was changed as "SHRIRAM FINANCE LIMITED" with effect from 30.11.2022 vide Certificate of Incorporation pursuant to change of name dated 30-11-2022."

Shriram Finance Limited

(Formerly known as Shriram Transport Finance Company Limited)

Wockhardt Towers, Level - 1, East Wing, C-2, G Block, Bandra - Kurla Complex, Bandra (E), Mumbai - 400 051. Ph: +91 22 4060 3100
Registered Office: Sri Towers, Plot No.14A, South Phase, Industrial Estate, Guindy, Chennai - 600 032. Tamil Nadu, India. Ph: +91 44 4852 4666
E-mail: primecustcare@shriramfinance.in Website: shriramfinance.in
Corporate Identification Number (CIN) L65191TN1979PLC007874



PUBLIC NOTICE

Notice is hereby given in general that our client **Mr Sabih Ahmed Zishan Ahmed** r/o: Mumbai is interested to acquire 8 guthna of land out of the total landed property mentioned hereunder

S.No.	adm.	Village
177/4	0.46.70	Shil

from the present owner **Mr.Shadab Ahmed Shamim Usmani** and **Mr Seemab Ahmed Shamim Usmani**. Those having any objection loan, lien, mortgage, liabilities on the said land should bring the same in our knowledge with in 15 days from publishing of this public Notice, thereafter our client will have every right to finalize the transaction and no grievances or objection will be entertained.

Sd/-
Date : 7-8-2023
Mustafa Shaikh
Adv High court Esplanade Court
Mumbai 400001. Mob :9819466955

CHANGE OF NAME

I HAVE CHANGED MY OLD NAME MUNIRA BEGUM MOHAMMAD YUSUF DAWARE TO NEW NAME MUNIRA NISAR KOKATE AS PER DOCUMENTS.

I HAVE CHANGE OF NAME FROM MOHANA GOPALAKRISHNAN NAIR TO MOHANA GOPAL KRISHNAN NAIR AS PER DOCUMENT

I HAVE CHANGE OF NAME FROM GOPALAKRISHNAN GOPALAN NAIR TO GOPALKRISHNAN GOPALAN NAIR AS PER DOCUMENT.

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN to Public at large that on behalf of my Client **MRS. NAMRATA MAHESH PRADHAN** that my client has negotiated with **MR. SHIVAJI CHIRAGA NIKAM & MRS. ANUSAYA SHIVAJI NIKAM** in respect of under mentioned land and in turn to acquire the same with free, clear and marketable title. All persons having any right, title, interest or claim or share in the under mentioned land by way of sale, mortgage, charge, lien, gift, lease, maintenance, use, trust, possession, inheritance, tenancy or otherwise or if any person is having any original document or the certified true copies thereof are hereby required to make the same known in writing along with the copies of the documents in support thereof to the undersigned at his office at **Shop No. 7, Ground Floor, Mendes House, Opp. Nazarene Apartment, Marve Road, Malad (West) Mumbai - 400 095**, within 14 days from the date of publication hereof failing which my client shall proceed with the sale thereof without any reference to such claim if any and will be considered as waived or abandoned.

SCHEDULE

All that piece or parcel of land in the No. Development Zone admeasuring about 4 Gunthas and of **528.1 Square meters** or thereabout bearing Survey No. **202**, Hissa No. **19**, C.T.S. No. **1901**, situated, lying and being at Village Malvani, Taluka Borivli, Mawada Suburban District bounded as follows:-
On or towards the East : **By Public Road**
On or towards the West : **By CTS No. 1898**
On or towards the North : **By CTS No. 1887**
On or towards the South : **By CTS No. 1902**

Place: Mumbai
Date: 07/08/2023

Sd/- **P. JACOB NAINAN**
ADVOCATE

PUBLIC NOTICE

TAKE NOTICE THAT originally under registered agreement dated 27/03/2021 schedule flat was jointly acquired by my client Faisal Firoz Memon and his mother namely Mrs. Rashida Firoz Memon. Subsequently, Mrs. Rashida Firoz Memon has died on 05/10/2022 intestate leaving behind her Mr. Firoz Stovevala (husband), Mr. Fayaz Memon and my client as son. After said demise of late Mrs. Rashida Firoz Memon, her legal Mr. Firoz Stovevala (husband), Mr. Fayaz Memon is going to transfer their undivided inherited share in schedule property in favour of my client, so as to enable him claim absolute right over the schedule flat.

Any person having any claim or right in respect of the said property by way of inheritance, share, sale, mortgage, lease, lien, licence, gift, possession or encumbrance howsoever or otherwise is hereby required to intimate to the undersigned within 7 days from the date of publication of this notice of his such claim, if any, with all supporting documents failing which the transaction shall be completed without reference to such claim and the claims, if any, of such person shall be treated as waived and not binding on my client and no such claim shall be entertained thereafter on any ground of whatsoever nature.

THE SCHEDULE ABOVE REFERRED TO:
Flat No. B-3406, 34th Floor, adm about 36.33 sq meter in the building known as 34 Park Estate, Yashwanth Nagar, Teen Dongari, Goregaon (West), Mumbai-400 104 at CTS No. 49 Part, 50-A Part, 50-A/26 to 50, 50-A/ 67 to 145, 55 Part of Village- Pahadi, Taluka-Borivli, Mumbai Suburban District.

(Manoj Kumar Pandey)
Date: 07/08/2023
Advocate High Court
Office No. 308, Business classic, off. S.V. Road, Chincholi/Bunder Road, Malad (west), Mumbai- 400 064

PUBLIC NOTICE

Late Smt Kusum Ravikiran Chavan a member of “**ADITYA Co-operative Housing Society Limited**, having address at **B/601,, Aditya Co-operative Housing Society Ltd. CTS No. 503, 504,506, TPS III, Chikwadi, Shimpoli Road, Borivli (West), Mumbai - 400092** having society REGT. No. **BOM/VR/HSG/TC/11767/2002-03** at 6.9.2002 And holding Flat No.B/601 in the building of the society, died on **03/10/2021** at Pune without making nomination.

She is having three son
1)Mr. Sumet Ravikiran Chavan
2)Mr. Amit Ravikiran Chavan
3)Mr. Rohit Ravikiran Chavan

have made an application for transfer the above said flat premises of the deceased member on their names.

The Society hereby invites claims or objections from the legal heir/s or other claimants /objectors to the transfer of the said flat premises and interest of the deceased member in the capital/property of the society within a period of 15 days from the publication of this notice, with copies of such documents and other proofs in support of such claims/objections. If no claims/objections are received within the period prescribed above, the society shall be free to deal with the said flat and interest of the deceased member in the capital/property of the society in such manner as is provided under the bye-laws of the society. The claims/objections, if any, received by the Society for transfer of shares and interest of the deceased member in the capital/property of the society shall be dealt with in the manner provided under the bye-laws of the society. A copy of the registered bye-laws of the Society is available for inspection by the claimants/objectors, in the office of the society/with the chairman of the society, from the date of publication of this notice till the date of expiry of its period.

Place: Borivli
Date : 06/08/2023

For and on behalf of
ADITYA CHS Ltd.,
Sd/-
Hon. Secretary

PUBLIC NOTICE

Notice is hereby given under instructions of my client **SMT. SUNITA BALWANT JADHAV**, the owner/ member of Flat **No. 204**, Building No.2, Omkar Co-Op. Housing Society Ltd, Chhatrapati Shivaji Rajge Complex, Opp. Ekta Nagar, Charkop Marve Link Road, Kandivali (W), Mumbai-400067, as under :-

That the Flat No. **204**, in Building No. 2, Omkar Co-Op. Housing Society Ltd, Chhatrapati Shivaji Rajge Complex, Opp. Ekta Nagar, Charkop Marve Link Road, Kandivali (W), Mumbai- 400067, is allotted to **MR. BALWANT DEVIDAS JADHAV** by **MHAD** by issuing Possession Letter cum Possession Receipt dated **16/05/2001**. Said **BALWANT DEVIDAS JADHAV** expired on **29/07/2020** and after his death, his wife i.e. my client **SMT. SUNITA BALWANT JADHAV** applied to **MHAD** and after compliance, the Flat No. **204**, in Building No. 2 is transferred in the name of my client **Vide MHADA Letter dated 30/07/2021** and pursuant of the **MHAD** Letter, the name of my client was recorded in Share Certificate No. **017**.

There is a Share Certificate bearing Share Certificate No. **017**, containing 5 shares from **0081 to 0085**, both inclusive in respect of the said Flat, issued by the **OMKAR CO-OP. HOUSING SOCIETY LTD.** bearing Registration No. **MUM/MHADB/HSG/TC/12065/Year 2003-2004** dated **15/08/2006**.

Now my client is interested to transfer / sell the said Flat No. **204** to (1) **RIDDHI SAGAR SHINDE** and (2) **SAGAR SHANTARAM SHINDE**, the residents of **D-3, K Wing, Room No. 1**, Sahyadri Nagar, Charkop, Kandivali (W), Mumbai-400067.

The other legal heirs of the **Late BALWANT DEVIDAS JADHAV** mentioned below have also given **NOC/NO CLAIM** in respect of Flat No. **204**.

(1) **SWATI BALWANT JADHAV (Before Marriage)**
(2) **SWATI HARESH GHUME (After Marriage)**
(3) **SUSHANT BALWANT JADHAV**
(3) **SNEHA BALWANT JADHAV (Before Marriage)**
SNEHA CHIRAG SHETTY (After Marriage)
(4) **SWAPNALI BALWANT JADHAV (Before Marriage)**
SWAPNALI GANESH JAID (After Marriage)

This Public Notice is issued that any person/persons / institution financial institution or bank Authority, having any concern or relation regarding the affairs of the said Flat No. **204**, Building No.2, Omkar Co-Op Housing Society Ltd, Chhatrapati Shivaji Rajge Complex, Opp. Ekta Nagar, Charkop Marve Link Road, Kandivali (W), Mumbai-400067, is advised to submit the ‘CLAIM’, OBJECTION, SAY, to me within 15 days of publication of this public notice.

Sd/- **MR. ASHOK KUMAR MATHUR**
ADVOCATE

Place: Mumbai
Date : 07/08/2023

At D/2, Plot No. 28, Panhalgarh CHS Ltd., MHADA, Ganesh Nagar, (Nilkanth Nagar), Kandivali (W), Mumbai- 400067.

PUBLIC NOTICE

The Form of Notice, inviting claims or objections to the transfer of the shares and the interest of the Deceased member in the capital/property of the Society

NOTICE

Notice is given that, I Adv. Bhavik S. Shah (Advocate High Court, Mumbai) on behalf of my client state that, **MR. NARAYANAL P. REBARI**, who was the first co-owner and member of the Amisha Shantinagar C.H.S. Ltd, Sector No. 1, Bldg No. A-61/62, Shanti Nagar, Mira Road (East), Thane-401107 having individual 50% ownership right and was holding **Shop No. 9, Ground floor**, who died intestate on dated. 17/04/2021, at Amberi, Udaipur with making nomination in favour of **MRS. REKHA N. REBARI**. The said deceased left behind his surviving legal heirs as his Wife/Widow **MRS. REKHA N. REBARI**, his Elder Daughter **MS. SANGEETA NARAYANAL REBARI**, his Younger Daughter **MS. GEETA NARAYANAL REBARI**, his Elder Son **MR. LALIT NARAYANAL REBARI** and his Younger Son **MR. GANPAT NARAYANAL REBARI** and they have submitted their claims for the transfer of said flat and the said shares in the name of **MRS. REKHA NARAYANAL REBARI** on demise of her Husband **LATE NARAYANAL P. REBARI** to the extent of full 100% shares.

Release Deed has been registered on dated. 01/11/2021 which was duly registered having Document No. TNN7-15808-2021 dated. 01/11/2021 before the Sub-Registrar of Assurances of Bhayandar, at Thane for release of 50% shares of Deceased.

I, hereby invites claims or objections from the heir/s or other claimants/objector or objectors to the transfer of the said shares and interest of the deceased member in the capital/property of the society within a period of 15 days from the publication of this notice, with copies of such documents and other proofs in support of his/her/their claims/objections for transfer of shares and interest of the deceased member in the capital/property of the society. If no claims/objections are received within the period prescribed above, at the **Shop No. 17, Ground floor, Nirmala C.H.S. Limited, Junction of Caesar Road and J.P. Road, Andheri (West), Mumbai - 400058** the society shall be free to deal with the shares and interest of the deceased member in the capital/property of the society in such manners as provided under the bye-laws of the society. The claims/objections, if any, received by me for transfer of shares and interest of the deceased member in the capital/property of the society shall be dealt with in the manner provided under the bye-laws of the society. A copy of the registered bye-laws of the society is available for inspection by the claimants/objectors, in the office of the society/with the chairman of the society, from the date of publication of this notice till the date of expiry of its period.

Sd/-
MR. BHAVIK S. SHAH,
B. Com., LL.B.
Advocate High Court.

Place: Mumbai
Date: 7th August, 2023

FEDBANK
FINANCIAL SERVICES LTD.

Having corporate office at Kanakia Wall Street, A/Wing, 5th Floor, Unit No 501,502,511,512 Andheri - Kurla Road Chakala, Andheri, East, Mumbai, Maharashtra-40093.

POSSESSION NOTICE

Whereas

The undersigned being the Authorized Officer of Fedbank Financial Services Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **May 15, 2023** calling upon the Borrower, Mortgagor, Co-Borrower(s) and Guarantor- (1) **M/s. RPJ Overseas & Exim Pvt. Ltd. (Borrower)** through its Director; (2) **Prakash Kumar (Co-Borrower)**; (3) **Rinki Prakash Kumar (Co-Borrower)** to repay the amount mentioned in the said notice being **Rs. 1,43,67,100/- (Rupees One Crore Forty Three Lakhs Sixty Seven Thousand One Hundred only)** as on **11/05/2023** i.e. **Rs. 1,27,01,072/- (Rupees One Crore Twenty Seven Lakhs One Thousand Seventy Two Only)** in Loan Account No. **FEDMUMLAP0483444** and **Rs. 16,66,028/- (Rupees Sixteen Lakhs Sixty Six Thousand Twenty Eight Only)** in Loan Account No. **FEDMUMLAP0484830** together with further interest thereon at the contractual rate plus all costs charges and incidental expenses etc. within 60 days from the date of receipt of the said demand notice.

The Borrower, Mortgagor, Co-Borrower(s) and Guarantor mentioned hereinabove having failed to repay the above said amount within the specific period, interest is hereby given to the Borrower, Mortgagor, Co-Borrower(s), Guarantor and the public in general that the undersigned Authorised officer has taken Possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the SARFAESI Act read with Rule 8 of Security Interest (Enforcement) Rules, 2002 on this **August 02 of the year 2023**

The Borrower, Mortgagor, Co-Borrower(s) and Guarantor mentioned hereinabove in particular and the public in general is/are hereby cautioned not to deal with the following property and any dealings with the following property will be subject to the charge of Fedbank Financial Services Ltd. for an amount **Rs. 1,43,67,100/- (Rupees One Crore Forty Three Lakhs Sixty Seven Thousand One Hundred only)** as on **11/05/2023** i.e. **Rs. 1,27,01,072/- (Rupees One Crore Twenty Seven Lakhs One Thousand Seventy Two Only)** in Loan Account No. **FEDMUMLAP0483444** and **Rs. 16,66,028/- (Rupees Sixteen Lakhs Sixty Six Thousand Twenty Eight Only)** in Loan Account No. **FEDMUMLAP0484830** together with further interest thereon at the contractual rate plus all the costs charges and incidental expenses etc.

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

SCHEDULE I
DESCRIPTION OF THE MORTGAGED PROPERTY

Flat No. 801, admeasuring 840 Sq. Ft. Built up area, on the 8th Floor, of the building known as Mohid Heights, Mohid Heights Co. Op. Housing Society Ltd., situated at R.T.O. Lane, Suresh Nagar, Lokhandwala Road, constructed on the land bearing Survey No. 111D, CTS No. 825 (Part) of Revenue Village Ambivali, Andheri (West), Mumbai – 400053

Place:- **Mumbai**
Date:- **07/08/2023**

(Authorized Officer)
Fedbank Financial Services Ltd

PUBLIC NOTICE

The Form of Notice, inviting claims or objections to the transfer of the shares and the interest of the Deceased member in the capital/property of the Society

NOTICE

Notice is given that, I Adv. Bhavik S. Shah (Advocate High Court, Mumbai) on behalf of my client state that, **MR. NARAYANAL P. REBARI**, who was the first co-owner and member of the Amisha Shantinagar C.H.S. Ltd, Sector No. 1, Bldg No. A-61/62, Shanti Nagar, Mira Road (East), Thane-401107 having individual 50% ownership right and was holding **Shop No. 10, Ground floor**, who died intestate on dated. 17/04/2021, at Amberi, Udaipur with making nomination in favour of **MRS. REKHA N. REBARI**. The said deceased left behind his surviving legal heirs as his Wife/Widow **MRS. REKHA N. REBARI**, his Elder Daughter **MS. SANGEETA NARAYANAL REBARI**, his Younger Daughter **MS. GEETA NARAYANAL REBARI**, his Elder Son **MR. LALIT NARAYANAL REBARI** and his Younger Son **MR. GANPAT NARAYANAL REBARI** and they have submitted their claims for the transfer of said flat and the said shares in the name of **MRS. REKHA NARAYANAL REBARI** on demise of her Husband **LATE NARAYANAL P. REBARI** to the extent of full 100% shares.

Release Deed has been registered on dated. 01/11/2021 which was duly registered having Document No. TNN7-15812-2021 dated. 01/11/2021 before the Sub-Registrar of Assurances of Bhayandar, at Thane for release of 50% shares of Deceased.

I, hereby invites claims or objections from the heir/s or other claimants/objector or objectors to the transfer of the said shares and interest of the deceased member in the capital/property of the society within a period of 15 days from the publication of this notice, with copies of such documents and other proofs in support of his/her/their claims/objections for transfer of shares and interest of the deceased member in the capital/property of the society. If no claims/objections are received within the period prescribed above, at the **Shop No. 17, Ground floor, Nirmala C.H.S. Limited, Junction of Caesar Road and J.P. Road, Andheri (West), Mumbai-400058** the society shall be free to deal with the shares and interest of the deceased member in the capital/property of the society in such manners as provided under the bye-laws of the society. The claims/objections, if any, received by me for transfer of shares and interest of the deceased member in the capital/property of the society shall be dealt with in the manner provided under the bye-laws of the society. A copy of the registered bye-laws of the society is available for inspection by the claimants/objectors, in the office of the society/with the chairman of the society, from the date of publication of this notice till the date of expiry of its period.

Sd/-
MR. BHAVIK S. SHAH,
B. Com., LL.B.
Advocate High Court.

Place: Mumbai
Date: 7th August, 2023

RELIANCE
Asset Reconstruction

Reliance Asset Reconstruction Co. Ltd.
Reliance Centre, 11th Floor, North Side, R-Tech Park, Western Express Highway, Goregaon (East), Mumbai-400063

NOTICE FOR SALE OF SECURED ASSETS [See Rule 6(2) read with rule 8(6)]

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

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable/movable properties mortgaged/hypothecated to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Secured Creditor.

That, Religare Housing Development Finance Corporation Ltd. has vide Assignment Agreement dated 29.03.2023 assigned the financial assets/debts of your loan accounts along with its right, title and interest together with underlying securities in favour of **Reliance Asset Reconstruction Company Ltd. (RARAC)** trustee of **RARC 080 (RHDFCL HL)** Trust. By virtue of the said assignment, we have become your secured creditor and lawfully entitled to recover the entire contractual dues.

Therefore, the undersigned Authorised Officer of Reliance Asset Reconstruction Company Ltd., hereby give you notice of 15 days that the below mentioned mortgaged properties shall be sold by the undersigned by way of E-auction on “As is where is”, “As is what is”, and “Whatever there is” on 06.09.2023, for recovery of amount mentioned in demand notice u/s 13(2) plus future interest and cost due to Reliance Asset Reconstruction Company Limited as a trustee of **RARC 080 (RHDFCL HL)** Trust Secured Creditor from mentioned borrowers/mortgagers. The reserve price and the earnest money deposit (EMD) are as under:

DESCRIPTION OF MORTGAGED PROPERTY:

Lot No.	Borrowers name, Property Details, demand notice and possession date	Reserve Price EMD
1	Arun Samsher S/o Hiranman Harichandra Samsher & Hiranman Harichandra Samsher Both R/o Flat No.403, B Wing, Somnath Complex, Nr Flyover Bridge, Tuljini Road, Nalasopara (E) Thane, Maharashtra-401209. Also At:- 583, Samta Society, Old Hanman Nagar, M.g Road, Near Ambe Mata Mandir, Teen Dongri Goregaon West, Mumbai-400104 Also At:- Co Samsher Footware Shop N 24 Grd City Centre S V Road Goregaon (West), Mumbai, Maharashtra-400062 Also At:- Sh-24, Citi Center, Cr G S Road, M G Road, Goregaon W, Mumbai, Maharashtra-400062 Property: All that piece and parcel of property bearing Flat No.B-403, B Wing, on the 4th Floor Adm.46 Sq.mtrs (495 Sq Ft Built Up Area), Building Knows as “Somnath Complex” Constructed G+4 Floors Under CIDCO Permission On S. No.86.87 H.N.1.1 Lying Being and Suiated At Village Tuljini, Within Limits Of Vasai- Virar Municipal Corporation, Talvasai, Dist. Thane, Maharashtra-401209 Demand notice: Rs.19,25,012.55/- (Rupees Nineteen Lakhs Twenty Five Thousand Twelve and Paise Fifty Five Only) as on 17.06.2021 plus future interest & costs. Possession date: 21.09.2021	Rs.18,04,275/- Rs.1,80,428/-
2	Dinesh Koraga Suvarna S/o Koraga Booda Suvarna And Baby Koraga Suvarna D/O Pappu Poojari Both R/o 003, Ground Floor Sai Shankar Chs Ltd, Shankarwadi, Jogeshwari East, Mumbai, MH-400060 Also At: Near Hanuman Mandir, Aliyavav Jung Marg, 2/9, Samta Chawl Committee, Shankarwadi, Jogeshwari East Mumbai, MH-400060 Also At: Shankarwadi, Samta Chawl No-02, Room No-9, Jogeshwari(East), Mumbai, MH-400060 Property: All that piece and parcel of property bearing Flat No B/301, Adm. 505 Sq.Feet built up on the 3rd Floor, known as “Rama Leela Apt”. Situated on land bearing S.No. 31(Old), 126(New), H.No.1 (Pt) At Village Kopri, Taluka-Vasai, Dist. Palghar, within the area of Sub-Regn. Vasai-II at Vihar Thane MH 401309 and Bounded as: North: Na, B Wing South: Open Plot East: Open Plot West: Open Plot Demand notice: Rs. 10,96,468.06/- (Rupees Ten Lakhs Ninety Six Thousand Four Hundred Sixty Eight and Paise Six Only) as on 21.04.2021 plus future interest & costs Possession date: 24.03.2023	Rs.13,24,800/- Rs.1,32,480/-
Inspection of Property : 01.09.2023 from 11.00 A.M. to 02.00 P.M.		
Last date for bid submission : 04.09.2023 till 3.00 P.M.		
Date of e-auction : 06.09.2023 between 11.00 AM to 1 P.M. with extension of 5 minutes each		

TERMS AND CONDITIONS OF SALE: 1. The property shall not be sold below the reserve price and sale is subject to the confirmation by RARAC as a secured creditor. 2. E-auction will be conducted ONLINE through M/s. C1 INDIA PVT LTD at Plot No 68 Gurgaon Haryana pin code 122003. 3. Before participating in E- auction, the intending bidders should hold a valid e-mail id and register their names at portal www.bankeuctions.com and get their User ID and password from M/s. C1 INDIA PVT LTD.). 4. Prospective bidders may avail online training on E-Auction from M/s. C1 INDIA PVT LTD., (Contact Person : Mr. Vinod Chauhan on Mobile +91 9813887931, Delhi@t1india.com or Support@bankeuctions.com (Helpline No 7291981124, 25,26). 5. Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT fund transfer to Current Account No. 12250502146 Name of the Bank: ICICI Bank Ltd. Branch: Veera Desai Branch Mumbai, 400058. Name of the Beneficiary: **RARC 080 (RHDFCL HL) Trust**, IFSC Code: ICIC00011225. Please note that the Cheques/Demand Draft shall not be accepted towards EMD. 6. The Bids below reserve price and/or without EMD amount shall not be accepted. Bidders may improve their further bid amount in multiple of Rs.5000 per lot. 7. The successful bidder shall deposit 25% of the bid amount/sale price (including EMD) immediately after declaration of successful bidder. The successful bidder will deposit balance 75% of the bid amount/sale price within 15 days from the date of declaration of successful bidder. 8. If successful bidder fails to deposit sale price as stated above, all deposits including EMD will be forfeited. 9. The EMD amount of unsuccessful bidders will be returned without interest, after the closure of the E-auction sale proceedings within Seven days. 10. The particulars given by the Authorized Officer are stated to the best of his knowledge, belief and records. Authorized Officer shall not be responsible for any error, misstatement or omission etc. 11. The undersigned Authorized Officer has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale or modify any terms and conditions of the sale without any prior notice or assigning any reasons. 12. The bidders should make discreet enquiries as regards to charge/encumbrances/statutory dues on the property and should satisfy themselves about the title, extent, quality of the property before submitting their bid. No claim of whatsoever nature regarding charges, encumbrances over the property and any other matter etc., shall be entertained after submission of the online bid. 13. As per records available, the undersigned have no information about any encumbrance on the properties as on the date of this notice. 14. Any arrears, dues, taxes, VAT, TDS, GST, charges on the property whether statutory or otherwise including stamp duty/registration fees on sale of property shall be borne by the purchaser only.

For any other information, please contact at 18001039711 /18602664111 /18003099711 may be contacted.

STATUTORY 15 DAYS' NOTICE UNDER RULE 6(2), 8(6) & 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

The Borrower/Co-Borrowers/guarantors/mortgagers are hereby notified to pay the sum as mentioned above, along with up to date interest and ancillary expenses before E-auction, failing which the e-auction of mortgaged property mentioned above shall take place and balance dues if any shall be recovered with interest/cost. In case of no bid received in the auction sale on the date fixed for auction, the secured creditor shall be at liberty to sale this property by way of private treaty or on or above the reserve price fixed above to any prospective buyer. Borrower/Co-Borrowers/Guarantors/Mortgagers are hereby called upon to **SHIFT/REMOVE ALL HOUSEHOLD ARTICLES / PERSONAL BELONGINGS IF ANY LYING IN THE REPOSESSED PROPERTY**, as per Panchnama/Inventory report prepared at the time of taking possession of the mortgaged property, within 7 (seven) days from the date of this notice. On failure to shift household articles/personal belongings within stipulated period of 7 (seven) days from the date of this notice, the company shall be constrained to remove/shift / dispose off the same on “as is where is, as is what is and whatever there is basis” at Borrower/ Co-Borrowers/guarantors/mortgagers risk, responsibilities & cost. Company shall not be responsible for any claim raised by any party in this regard.

Place : VIRAR Date : 07.08.2023	Authorised Officer Reliance Asset Reconstruction Co. Ltd. Note: Amount paid if any after issuance of Demand Notice under Section 13(2) of SARFAESI Act, 2002, would be reckoned for ascertaining the dues payable at the time of realization/settlement.
--	---

SHRIRAM
Finance

SHRIRAM City
Lend with your style in mind

Head Office: Level-3, Wockhard Towers, East Wing C-2 Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051; Tel: 022 4241 0400, 022 4060 3100 ; Website: <http://www.shriramfinance.in> Registered Off.: Sri Towers, Plot No.14A, South Phase Industrial Estate, Gundy, Chennai 600 032. Branch Off: Solitaire Corporate park, Building No 10 ,1062, 6th Floor |, Guru Hargovindji Marg, Chakala Andheri East Mumbai - 400 093

APPENDIX-IV-A [SEE PROVISION TO RULE 8 (5) & 9 (1)] AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES

NOTE: It is informed that “SHRIRAM CITY UNION FINANCE LIMITED” has been amalgamated with “SHRIRAM TRANSPORT FINANCE LIMITED” as per order of NCLT, Chennai. Subsequently the name of “SHRIRAM TRANSPORT FINANCE LIMITED” was changed as “SHRIRAM FINANCE LIMITED” with effect from 30.11.2022 vide Certificate of Incorporation pursuant to change of name dated 30-11-2022.

E-Auction Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 9 (1) of the Security Interest Enforcement Rules, 2002.

Notice is hereby given to public in general and in particular to the Borrower/s and Guarantor/s that the below described immovable properties mortgaged/ charged to the Shriram Finance Limited. The physical possession of which have been taken by the Authorized Officer of Shriram Finance Limited (Earlier known as Shriram City Union Finance Limited) will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis in e-auction on **25/08/2023 between 11 AM to 1 PM** for recovery of the balance due to the Shriram Finance Limited from the Borrower/s and Guarantor/s, as mentioned in the table, Details of the Borrower/s and Guarantor/s, amount due, short description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit and increment are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Date & Amount of 13(2) Demand Notice	Description of Property	Reserve Price (Rs.) & Bid Increment	Earnest Money Deposit Details (EMD) Details.	Date & Time of Auction	Contact Person and Inspection date
1) M/S. KRISHNA DRY FRUITS (Borrower) Prop. Mr. Kansingh Badansingh Rajpurohit Shop No:5, Sai Aishwarya, SRA CHS Ltd. Bldg. Carter Road No-3, Borivali – East, Mumbai-400066 , 2) Mr. Kansingh Badansingh Rajpurohit (Co-borrower/Guarantor) F104, 503, 304 3rd floor span Exotica building 150, Road, Bhyandar(West)-401101 3) Mrs.Munni Devi Rajpurohit (Co-borrower/Guarantor) F104, 503, 304 3rd floor span Exotica building 150, Road, Bhyandar(West)-401101	29th Oct 2021 Rs. 31,56,160/- (Rupees Thirty One Lakh Fifty Six Thousand One Hundred And Sixty Only) as on 19-10-2021 along with further interest and other contractual charges Loan Account No. CODBRTF1903 Physical Possession 300001 Encumbrances known Not Known	All that piece and parcel of land with building thereon Flat No 10, Ground Floor, C-Wing, SURYALOK APARTMENTS B & C CHSL. Old Survey no.343, Hiss No1 (Part) Janta Nagar Road, Near Poddar S c h o o l , Bhayander(West), Dist. Thane-401101 Boundaries as per technical report:- North : Ambika Apartment South: Wing 'A' East: - Building West: - Internal Road/Jain Temple	Rs. 34,34,500/- (Rupees Thirty Four lakhs thirty four thousand five hundred Only) Bid Increment: Rs.20,000/- (Rupees Twenty Thousand Only) and in such multiples Earnest Money Deposit (EMD) (Rs.) Rs.3,43,450 (Rupees Three Lakhs Four hundred fifty Only) Last Date for Submission of EMD: 24th August , 2023 Time 10.00 a.m. to 05.00 p.m	EMD amount to be deposited by way of RTGS/ NEFT to the account details mentioned herein below in favour of Shriram Finance Limited BANK NAME- AXIS BANK LIMITED B R A N C H - DR. RADHAKRISHNAN SALAI, MYLAPORE, CHENNAI BANK ACCOUNT N O - Current Account No. 006010200067449 I F S C C O D E - UTIB0000006	25th August , 2023 Time: 11.00 a.m. to 01.00 P.M. 19th August, 2023 Time 11.00 a.m. to 02.00 p.m.	Debjoyoti 9874702021 Property Inspection Date: - 19th August, 2023 Time 11.00 a.m. to 02.00 p.m.

STATUTORY 15 DAYS NOTICE UNDER RULE 9 (1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002



The borrower/mortgagors/guarantors are hereby notified to pay the sum as mentioned above along with up to dated interest and ancillary expenses before the date of e-auction i.e. 25/08/2023, failing which the property will be auctioned/sold and balance dues, if any, will be recovered with interest and cost.

The Authorised Officer reserves the right to reject any or all bids without furnishing any further reasons. The online auction will be conducted on website (<https://www.disposalhub.com>) of our auction agency NEXXEN SOLUTION PVT. LTD. and for the place of Tender Submission/ for obtaining the bid form / Tender open & Auction, please visit the website <https://www.disposalhub.com> and for detailed terms and conditions of the sale please refer to the link <http://www.shriramfinance.in/auction> provided in the Shriram Finance Limited website.

Place : Mumbai
Date : 07/08/2023

Sd/- Authorised Officer
Shriram Finance Limited

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

 	SHRIRAM FINANCE LIMITED Head Office: Level-3, Wockhardt Towers, East Wing C-2 Block, Bandra Kurla Complex, (Bandra East), Mumbai 400 051; Tel: 022 4241 0400 , 022 4060 3100; Website: http://www.shriramfinance.in/auction Registered Office: Sri Towers, Plot No.14A, South Phase, Industrial Estate, Guindy, Chennai-600 032; Branch Office: NO 13 Meenakshi Towers ,Rajamannar street, G N chetty Road, T Nagar, Chennai-600 017
--	---

Terms and Conditions for sale of assets of borrower accounts through online E-auction under SARFAESI ACT 2002

Borrower Name:- M/S. KRISHNA DRY FRUITS Prop. Mr. Kansingh Badansingh Rajpurohit & Loan Account No. CDBDRTF1903300001

1. Nature and Object of Online Sale:

- The online e-auction sale is with the object of Free and Fair Sale, Transparency and for achieving best-possible recovery of public money.
- The sale is governed by the Provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Security Interest (Enforcement) Rules, 2002 and the following specific terms and conditions.

2. (a) The auction sale will be On-line E-Auction / **Terms & Conditions available in website <http://shriramfinance.in/auction> & for Bidding and Auction through third party service provider website <https://disposalhub.com> respectively on 25/08/2023 between 11.00 AM and 1.00 PM with unlimited extension of 5 minutes time in case of receipt of bid in last 5 minutes.** Bidders shall improve their offers in multiples as specified in the Notice **during online bidding of the property.**

(b) **Inspection Date & Time: 19th August, 2023** Time 11.00 a.m. to 02.00 p.m...

3. Registration of Bidders with auction service provider-**NexXen Solutions Private Limited** for bidding in e-auction as per the requirement of the Auctioneer Company is essential. For details in this regard, kindly visit auction service provider website <https://disposalhub.com> or **Contact No.: +91 124 4 233 933, Mobile No. +91 98100 29926 & +91 97100 29933**

4. Caution to bidders:

- Property is being sold on basis of "As is where is", "As is what is", and "Whatever there is".
- To the best of knowledge and information of the Authorised Officers, there are no encumbrances on the properties except those mentioned in the Notice. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction, physical area of property, and claims / rights / dues / affecting the property, prior to submitting their bid. Further the bidder/purchaser should make their own inquiries regarding any statutory liabilities, arrears of tax, claims etc. by themselves before making the bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation on the part of The Shriram Finance Limited. The property is being sold with all the existing and future encumbrances whether known or unknown to the Shriram Finance Limited. The Authorised Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.
- The Shriram Finance Limited does not undertake any responsibility to procure any permission/license, NOC, etc. in respect of the property offered for sale or for any dues like outstanding water/service charges, transfer fees, electricity dues, dues to the Municipal Corporation/local authority/Co-operative Housing Society or any other dues, taxes, levies, fees, transfer fees or any other dues of the property if any in respect of and/or in relation to the sale of the said property. Successful Bidder has to comply with the provisions of Income Tax regarding purchase of property & to pay the tax to the authorities as per applicable rates.
- Bidders are advised / cautioned to verify the concerned Revenue Records/ other Statutory authorities such as Sales Tax/Excise/Income Tax or any other etc. and shall satisfy themselves regarding the nature, description, condition,

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

encumbrance, lien, charge, statutory dues, etc over the property before submitting their bids.

- e. Bidders are advised to go through all the terms and conditions of sale and also in the corresponding public sale notice in the details before submitting the bid and participating in the online bidding/auction.
- f. Statutory dues/liabilities etc., due to the Government/Local Body, if any, shall be borne by the purchaser(s).

5. Inspection of Property/Immovable Assets:

- a. Property/Assets can be inspected on the date(s) given in the public sale notice, and on any other date at the discretion of Authorised Officer with prior appointment. For prior appointment **Please contact :- Debjyoti 9874702021**
- b. Bidders shall inspect the property/Assets and satisfy themselves regarding the physical nature, condition, extent, etc of the property/Assets.
- c. **Bidders are bound by the principle of caveat emptor (Buyer Beware).**

6. Inspection of Title Deeds:

- a. Bidders may inspect and verify the title deeds and other documents relating to the property available with The Shriram Finance Limited.

7. Submission of bid forms:

- a. Bid form shall be submitted along with the 10 % of EMD amount on or before the last date and time given in the sale notice.
- b. Bidders may give offers either for one or for all the properties. In case of offers for more than one property bidders will have to deposit the EMD for each property.
- c. Intending bidder should hold a valid e-mail id. All the correspondences will be done through E-mail. Interested bidders should have their own arrangements for internet service. Internet connectivity and other paraphernalia requirements shall have to be ensured by the bidders themselves. It is the sole responsibility of the bidder.
- d. Bids form shall be duly filled in with all the relevant details. The bidders should submitted copies of PAN card and proof of residential address, while submitting bid form. The bidders other than individuals should also upload proper mandate for e bidding.
- e. Bidders staying abroad/NRIs/PIOs/Bidders holding dual citizenship must submit photo page of his/her valid Indian Passport.
- f. Incomplete/unsigned bids without EMD remittance details will be summarily rejected. NRI Bidders must necessarily enclose a copy of Photo page of his/her Passport.
- g. Only copy of PAN Card, Passport, Voter's ID, Valid Driving License or Photo Identity Card issued by Govt. will be accepted as the identity document and should be submitted along with the bid form.
- h. Original Identity Document copy of which is submitted along with the bid form must be produced on demand.

8. Earnest Money Deposit (EMD):

- a. The bid shall be accompanied by the EMD as specified in the public sale notice/tender document. Earnest Money Deposit (EMD) shall be deposited through **RTGS/NEFT** in Account Name : Shriram Finance Limited, Bank :- **AXIS BANK LIMITED, BRANCH, DR.Radhakrishnan Salai, Mylapore, Chennai-600004 - BANK Current Account No. 006010200067449, IFSC CODE – UTIB0000006** or by way of **Demand Draft** drawn in favour of **Shriram Finance Limited**, of the Nationalized Bank, payable at par Earnest Money Deposit (EMD) shall be adjusted in case of highest bidder, **otherwise refunded within 15 working days of finalization of sale.** The EMD shall not carry any interest. Further, in case possession of property is delayed by any reason whatsoever, the auction purchaser will neither be entitled for any interest nor damages.

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

- b. Bidders not to disclose remittance details of EMD, UTR Code, etc. to any one and to safeguard its secrecy.
- c. Bidders shall preserve the remittance challan and shall produce the same as and when demanded.
- d. Bid form without EMD shall be summarily rejected.
- e. All details regarding remittance of EMD shall be entered in the bid form.
- f. EMD, either in part or in full, is liable for forfeiture in case of default.

9. Bid Multiplier:

- a. The bidders shall increase their bids in multiplies of the amount of **Rs.30,000/-** specified in the public sale notice/Terms and condition of Sale.

10. Duration of Auction sale:

- a. Online auction sale will start automatically on and at the time given in the public sale notice/Tender Document.
- b. Auction/Bidding time will initially be for specified period and if bidding continues, the bidding process will get automatically extended five minutes duration of each and kept open till the auction-sale concludes.
- c. If any market-leading bid (bid higher than the highest at the point in time) is received within the last five minutes of closing time, the bidding time will be extended automatically by five minutes and if no bid higher than last quoted highest bid is received within the said extended five minutes, the auction sale will automatically get closed at the expiry of the extended five minute. There will thus be an extension of bidding-time, each of five minutes duration, till auction is concluded.
- d. Bidders are advised to enter their bid accordingly keeping in mind the five minutes duration.
- e. No complaint on time-factor or paucity of time for bidding will not be entertained.

11. Online Bidding:

- a. Auction/ bidding will be only online bidding through the portal provided by the service provider.
- b. In case of sole bidder, the sale may be accepted or deferred and property be brought for resale or otherwise sale will be deferred or cancelled.
- c. In case of sole bidder, one increment in bidding is mandatory.
- d. Bidders are cautioned to be careful while entering their bid amount and to check for alteration, if any, before confirming the same.
- e. No request/complaint of wrong bidding will be entertained for cancelling the sale and in such case, the EMD in full will be forfeited.
- f. Bidders may, subject to conditions of online service provider, may avail pre-auction training. The prospective qualified bidders may contact Auction Service Provider with phone number and email id:- **NexXen Solutions Private Limited**,

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

Tel. No.: +91 124 4 233 933, Mobile No. +91 98100 29926 & +91 97100 29933, Help Line e-mail ID: csd@disposalhub.com prior to the date of e-Auction.

12. Declaration of successful bidder:

- a. Highest bidder will be declared the successful bidder and sale will be confirmed in his favour in consultation of Secured Creditor. Intimation to this effect will be given through e-mail by auction service provider/Shriram Finance Limited.
- b. Highest bid will be provisionally accepted on "subject to approval" basis and the highest bidder shall not have any right/title over the property until the sale is confirmed by the Authorized Officer.
- c. All intimations to bidders/auction purchaser will be primarily through e-mail by the auction service provider/ The Shriram Finance Limited.. Date of sending e-mail will be considered as date of intimation. If no intimation reaches, bidders are expected to take efforts to find out status from The Shriram Finance Limited. Non-receipt of intimation should not be an excuse for default/non-payment.

13. Deposit of purchase price:

- a. The bidder declared successful, shall pay, immediately on the same day after such declaration, a deposit of 25% (less EMD already paid) on the amount of his purchase money.
- b. In case of the auction-sale proceeding and concluding beyond the banking transaction hours, the deposit of 25% of purchase price (less EMD already paid) shall be deposit within 24 hours.
- c. The balance amount of purchase money shall be paid on or before the 15th (Fifteenth) day from the date of the sale or within such period as may be extended, for the reason to be recorded, by the Authorised Officer.
- d. **In case of Bid amount is equivalent or above of INR 50 Lakhs, The Successful bidder should pay 1% of TDS in BID amount to and in Fav of our Borrower's PAN and should pay the balance entire 99% to and in Fav of Shriram Finance Limited. The proof for TDS payment should be submitted along with the proof of final bid payment. In case of failure on this part, TDS has to be pay by Successful bidder and no refund for additional payment will be entertained. The Sale Certificate will not be issued till compliance of this clause.**

14. Default of Payment:

- a. Default of payment of 25% of bid amount (less EMD) on the same day or within 24 hours as stated in para 13(b) above and 75% of balance bid amount within the stipulated time shall render automatic cancellation of sale without any notice.
- b. The EMD and any other monies paid by the successful bidder shall be forfeited by the Authorised Officer of the Shriram Finance Limited.

15. Sale Certificate / Payment of Stamp Duty:

- a. On confirmation of the sale by the Shriram Finance Limited and compliance of the terms of payment, The Authorized Officer shall issue a certificate of sale of the said property in favour of the successful bidder/purchaser in the form given in Appendix V to Enforcement of Security Interest Rules. The sale certificate shall be issued only in the same name in which the tender /bid is submitted.
- b. No request for inclusion/substitution of names, other than those mentioned in the bid, in the sale certificate will be entertained.
- c. Sale Confirmation/Sale Certificate shall be collected in person or through an authorized person with authority letter.

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

- d. The successful bidder would bear all the charges/fees payable for conveyance such as stamp duty, registration fee or any other cost as applicable as per law. All statutory/non statutory dues, taxes, rates, assessments, charges fees etc. will be responsibility of the successful bidder only.
- e. The Sale Certificate will not be issued pending operation of any stay/ injunction/ restraint order passed by the DRT/DRAT/High Court or any other court against the issue of Sale Certificate. Further no interest will be paid on the amount deposited during this period.
- f. No request for return of deposit either in part or full/cancellation of sale will not be entertained.

16. Return of EMD:

- a. EMD of unsuccessful bidders will be returned through NEFT/RTGS transfer to the SFL account details provided by them in the bid form and intimated via their email id.
- b. Unsuccessful bidders shall ensure return of their EMD and if not, immediately to contact the Authorised Officer of the Shriram Finance Limited.

17. Stay/Cancellation of Sale:

- a. In case of stay of further proceedings by DRT/DRAT/High Court or any other Court, the auction may either be deferred or cancelled and persons participating in the sale shall have no right to claim damages, compensation or cost for such postponement or cancellation.
- b. Default in payment of 25% of the purchase price or the balance purchase price within the stipulated/extended time shall result in forfeiture and cancellation of sale and The Shriram Finance Limited will be entitled to re-auction the same.

18. Delivery of Title Deeds:

- a. The title deeds and other documents related to the property and deposited with the Shriram Finance Limited for creation of Equitable Mortgage/Simple Mortgage shall be delivered to the Successful bidder/Auction Purchaser, at the time on execution of the Sale Certificate.

19. Delivery of possession:

- a. All expenses and incidental charges there to shall be borne by the auction purchaser.

20. Other Conditions:

- a. The Authorised Officer will be at liberty to amend/ modify/ delete any of the conditions as may be deemed necessary in the light of facts and circumstances of each case.
- b. The Shriram Finance Limited has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale/modify any terms and conditions of the sale without any prior notice and assigning any reason.
- c. The Authorised Officer reserves the right to accept or reject all or any bid or bids without assigning any reason and to postpone or cancel the sale without assigning any reason.
- d. Bidders shall be deemed to have read and understood all the conditions of sale and are bound by the same.
- e. No counter-offer/conditional offer/conditions by the bidder and/or successful-bidder will not be entertained.

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

Terms and Conditions for sale of assets of through online e-auction under SARFAESI Act

- f. The Borrowers attention is invited to the provisions of sub-section 8 of section 13 of the Act in respect of time available, to redeem the secured asset.
- g. Particulars specified in respect of the property in the public notice have been stated to the best of the information of the Authorized Officer/Shriram Finance Limited and Shriram Finance Limited would not entertain any claim or representation in that regard from the bidders.
- h. The Borrower/Guarantors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rule 8 (6) of the Security Interest (Enforcement) Rules, about the holding of above mentioned auction sale.
- i. Disputes, if any, shall be within the jurisdiction of **Chennai Courts** only.
- j. Words and expressions used herein above shall have the same meanings respectively assigned to them in SARFAESI Act, 2002, and the Rules framed thereunder.

We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date