IDFC FIRST Bank Limited

IDFC FIRST Bank

(erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited) | CIN : L65110TN2014PLC097792
Registered Office: - KRM Towers, 8th Floor, Harrington Road, Chetpet, Chennai- 600031.
Tel : +91 44 4564 4000 | Fax: +91 44 4564 4022

NOTICE UNDER SECTION 13 (2) OF THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002

The following borrowers and co-borrowers availed the below mentioned secured loans from **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited)** The loans of the below-mentioned borrowers and co- borrowers have been secured by the mortgage of their respective properties. As they have failed to adhere to the terms and conditions of the respective loan agreements and had become irregular, their loan were classified as NPA as per the RBI guidelines. Amounts due by them to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited)** are mentioned as per respective notices issued more particularly described in the following table and further interest on the said amounts shall also be applicable and the same will be charged as per contractual rate with effect from their respective dates.

Sr No.	Loan Account No.	Type of Loan	Name of borrowers and co-borrowers	Section 13 (2) Notice Date	Outstanding amount as per Section 13 (2) Notice
1	171072604	Home Loan	1. Jyotsna Yuvraj Choudhary 2. Atharva Nitin Rahandale	28-Oct-2026	INR 52,17,661.10/-

Property Address : All That Piece And Parcel Of R.C.C. Superstructure Comprising Of A Residential Apartment/Flat No. 601 On Sixth Floor, Having A Carpet Area 77.557 Sq. Meters Provided As Per Deed Of Declaration In A Building Known As "Shiv Elixir Regency" Constructed And Standing On Plot No. 4 (East Part), Alongwith 7.687% Undivided Share And Interest In The Said All That Piece And Parcel Of Land Bearing Plot No. 4 (East Part), Containing By Admeasuring Plot Area East West 23.075 Mtrs, On Northern And Southern Side And North South 18.29 Meters On Eastern And Western Side Thus The Total Plot Area 422.041 Sq. Meters, Tangent 7.72 Sq. Meters, Net Plot Area 414.341 Sq. Meters As Per Nit Sub Divison Letter Being A Part Or Portion Of The Entire Land Bearing Khasra/Survey No. 26/1 Part & 27/2, Of Mouza : Chikhli (Khurd), P. H. No. 39, Bearing City Survey No. 54, Sheet No. 531/33, The Said Layout Sanctioned Under The 1900 Scheme Of The Nagpur Improvement Trust, Nagpur, Situated In The Layout Of Nagrik Suvichar Gruha Nirman Sahakari Santha Ltd. Nagpur, The Said Property Which Bears A N.M.C. House No. 4824/4-A, Corporation Ward No. 20, Within The Limit Of Nagpur Improvement Trust And Nagpur And Nagpur Municipal Corporation Nagpur, Tahsil : Nagpur And District: Nagpur, Maharashtra-440009, And Bounded As: **East: 9.00 Mtr. Wide Road, West : Plot No. 04 (west Part), North: 9.00 Mrt. Wide Road, South: Other Layout**

You are hereby called upon to pay the amounts to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited)** as per the details shown in the above table with contracted rate of interest thereupon from their respective dates and other costs, charges etc., within 60 days from the date of this publication, failing which the undersigned shall be constrained to initiate proceedings, under Section 13 (4) and section 14 of the SARFAESI Act, against the mortgaged properties mentioned hereinabove to realize the amount due to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited) .** Further you are prohibited under Section 13 (13) of the said Act from transferring the said secured assets either by way of sale/lease or otherwise.

Sd/-
Authorized Officer
IDFC First Bank Limited
(erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC First Bank Limited)

Date : 04.11.2026
Place : Nagpur, Maharashtra

NIWAS HOUSING FINANCE LIMITED

(Formerly, Niwas Housing Finance Private Limited)
Regd. Office: - A1, 6th Floor, Trade Star, Andheri Kurla Road, J B Nagar, Andheri (E), Mumbai – 400059.
Email: - connect@niwashfc.com **CIN Number: -** U65990MH2016PLC271587
Contact No.: -Mr. Abhay Pande – 9823199007 & Mr. Abhishek Pokharkar - 9139131231

NIWAS HOUSING FINANCE

[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 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 the public in general and in particular to the Borrower(s) that pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of **NHFL** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the recovery of amount due from borrower(s), offers are invited to be submit offline to NHFL as well as online on the Web Portal of our Sales, Marketing and e-Auction Service Partner, Credresolution India pvt Ltd i.e. credauction.com by the undersigned for purchase of the immovable property, as described hereunder.

The said property is in the Physical Possession of NHFL and will be sold on "As Is Where Is Basis", "As Is What Is Basis", "Whatever is There Is Basis" and "no recourse" basis, the particulars of which are hereunder: -

Borrower(s) Details	Date & Amount of 13(2) Demand Notice	Reserve Price EMD Bid Increase Amount	1. Date & Time of e-Auction 2. Date & Time of Property Inspection
LNAMR0HL-01240039135 BRANCH: AMRAVATI **BORROWER:** NASIR SHAHA SABIR SHAHA **CO-BORROWER(S):** MRS.NUZHAT PARVEEN NASIR SHAHA	**18/07/2025** RS. 8,59,039/- (RUPEES EIGHT LAKH FIFTYNINE THOUSAND THIRTYNINE ONLY) ON 17-JUL-2025 ALONG WITH FURTHER INTEREST AND CHARGES THEREON UNTIL REPAYMENT	RS. 15,00,000/- RS. 1,50,000/- Rs. 10,000/-	1. 10/12/2026 Time: 10.30 AM to 11.30 AM with unlimited extension of 5 minutes 2. 04/12/2026 Time : 11 AM To 1 PM

PROPERTY BEARING:- ALL THAT PIECE AND PARCEL OF THE PROPERTY BEARING VILLAGE NANDURA GRAM PANCHAYAT MAHULI DHANDE P.T.S.R.DARYAPUR DIST AMRAVATI GRAM PANCHAYAT PROPERTY K 39/1 TOTAL AREA 15460=900 SQ.FT 83.64 SQ.M RCC SOLID CONSTRUCTION HOUSE ON THIS AREA OF CONSTRUCTION 15460=900 SQ.FT 83.64 SQ.M THE FOLLOWING BOUNDARIES ARE EAST-BYLANE AND ROAD, WEST-DADARAO GAVANDE, NORTH- MUSTAK A.SATTAR, SOUTH- GOVERMENT ROAD

Terms and Conditions of E- Auction:
1. For detailed terms and conditions of the sale, please refer to the link provided on www.niwashfc.com and website of our Sales & Marketing and e-Auction Service Provider, Credauction.com, **NHFL** website.
2. Bid Form along with EMD & KYC shall be submitted till 5.00 PM on 09/12/2026
3. The same have been published on our portal under the link – https://www.niwashfc.com/Auction-Notices.
4. For any enquiry, information & inspection of the property, support, procedure and online training on e-Auction, the prospective bidders may contact the Client Service Delivery (CSD) Department of our Sales & Marketing and e-Auction Service Partner

***Note: Please note that the NHFL is going to issue the sale notice to all the Borrower(s) by speed/ registered post. In case the same is not received by any of the parties, then this publication of sale notice shall be treated as a substituted mode of service.**

Place: Armavati
Date : 04.11.2026

Sd/-
Authorised Officer
Niwas Housing Finance Limited.

SYMBOLIC POSSESSION NOTICE

ICICI Bank | Branch Office : ICICI Bank Ltd Office Number 201-B, 2nd Floor, Road No. 1 Plot No-B3, WIFI IT Park, Wagle Industrial Estate, Thane (West)- 400604

The Authorised ICICI Bank Officer under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued Demand Notices to the borrower(s) mentioned below, to repay the amount mentioned in the Notice within 60 days from the date of receipt of the said Notice.
Having failed to repay the amount, the Notice is issued to the borrower and the public in general that the undersigned has taken symbolic possession of the property described below, by exercising powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. The borrower in particular and the public in general are hereby cautioned not to deal with the property. Any dealings with the property will be subject to charges of ICICI Bank Limited.

Sr. No.	Name of the Borrower(s)/ Loan Account Number	Description of Property/ Date of Symbolic Possession	Date of Demand Notice/ Amount in Demand Notice (Rs)	Name of Branch
1.	Vihhan Alloys/ Rohan Nathu Ram Tapa/ Deepika Rohan Tapa/ 334905000166	Flat No. 201, 2nd Floor, J. K. Star Homes, Plot No.6, Amar Asha Co-Operative Housing Society, City Survey No. 46 And 47, Sheet No. 504/26, 525/27, New Amar Nagar, Near Manewada Ring Road, Mouza Chikhali Khurd, Tahsil And District Nagpur, Maharashtra-440027./ Date of Symbolic Possession: October 31, 2026	August 19, 2026 Rs. 57,32,953.00/-	Nagpur

The above-mentioned borrowers(s)/guarantors(s) is/are hereby issued a 30 day Notice to repay the amount, else the mortgaged properties will be sold after 30 days from the date of publishing this Notice, as per the provisions under Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date: November 04, 2026, Place: Nagpur
Sincerely Authorised Officer, For ICICI Bank Ltd.

यूनियन बैंक ऑफ इंडिया | Union Bank of India
भारत सरकार का उपक्रम A Government of India undertaking

Branch : Wadi- Plot No 10, Lalaji Estate, Near Shubham Tyres, Amravati Road
WADI,Nagpur-440023,Tel No.07104-222121 Email: ubin0558338@unionbankofindia.bank.in

AUCTION NOTICE

The following vehicle (s) financed by the Union Bank of India (Bank) and seized from the concerned defaulting borrower /guarantor, are available for sale. Persons interested to buy the vehicles may contact the undersigned for physical inspection and details of the vehicles. Intending buyers shall submit their offer letter accompanying a refundable / adjustable Demand Draft/Banker's cheque or pay order for EMD amount given below as earnest money deposit for vehicle, favouring Union Bank of India and payable at Nagpur towards interest free earnest money deposit. Intending buyers shall submit their offer in sealed envelopes with superscriptions **"Quotation for purchase of Vehicle No."** and the same should reach the undersigned by **5.00 PM on 26.11.2026**. Sealed quotations will be opened at **12.00 PM on 27.11.2026** & intending buyers who have submitted their offers may choose to remain present at that time. Successful bidders will have to deposit the quoted price in full within 10 (ten) working days from the date of opening of the quotation or any such time as may be extended by the Bank, failing which, the EMD shall be forfeited and the vehicle(s) will be sold forthwith. The vehicles are being sold on "as is and where is" basis and will not be sold below the reserve price fixed by the bank. The undersigned reserves the right to accept or reject all or any of the offers without assigning any reason thereto.

Sr.No.	Vehicle Details (Make, Model, Year)	Registration No.	Reserve Price	EMD Amount
1	Bharat Benz Mini Truck	MH40BG2593	3,50,000/-	35,000/-

Place :Nagpur Date : 04.11.2026
Authorised Officer,Union Bank of India

पंजाब नैशनल बैंक punjab national bank ...the name you can BANK upon !

Asset Recovery Management Branch
PNB House, Kingsway, Nagpur – 440001
Email: cs6795@pnb.bank.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets 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 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/ symbolic possession** of which has been taken by the Authorized Officer of the Bank/ Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Sr No.	Name of Branch / Name of Account / Name of Borrower (Individual / Joint / Firm / Co.) Name of Proprietor / Partners / Directors / Guarantor (s)	Details of Immovable Properties Mortgaged / Owner's Name (Mortgagers of properties)	A)Dt. Of Demand Notice u/s 13(2) of SARFESI Act 2002 / B)Outstanding Amount / C)Possession Date u/s 13(4) of SARFESI Act 2002 / D)Nature of Possession Symbolic/ physical/Constructive	A) Reserve Price (Rs.) / B)EMD Amount / C) last Date of EMD Deposit / C)Bid Increase Amount	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors
1.	**Khamla, Nagpur** / **Mr. Akash Raju Bhajane (Borrower/Mortgagor)**	The undivided 0.428 % share and interest in all that piece and parcel of residential plotable land measuring about 6531.704 Sq. Mtr. (70307.261 Sq. Ft.) out of Kh. No. 113/1 of Mouza- Narsala, P.H. No. 37, together with the entire R.C.C. superstructure comprising Apartment No. E-201, covering a carpet area (including balcony) of 34.72 Sq. Mtr. and built up area of 33.35 Sq. Mtr. on the Second Floor in Block No. 'A' and Wing No. 'A' of a Group Housing Residential Multistoried building constructed thereon and collectively known and styled as "KRUSHNAM NAGARI" , bearing NMC House No. 113/2/37/Nirmal Layout/ Block A, Wing A, E-201, situated at village Narsala, within the limits of Nagpur Municipal Corporation, Ward No. 77 in Tahsil- Nagpur Gramin and District- Nagpur in the name of Mr. Akash Raju Bhajane Boundaries: East: Amenities space, West: Krushnam Nagari Block-B, North: Kh. No. 117 and 118, South: Kh. No. 112	A) 06.03.2026 / B) Rs. 24,72,586.08 + further interest and other charges w.e.f. 01.03.2026 / C) 03.07.2026 / D) SYMBOLIC Possession	**A) Rs. 21,00,000/-** / **B) Rs. 2,10,000/-** / **C) 25.11.2026** / **D) 10000.00**	26.11.2026 (Time: 11.00 AM to 4.00 PM)	Not Known
2.	**Branch : CBB Civil Lines, Nagpur** / **M/s Netrajyot Eye Hospital (Borrower)** **Mr. Anil Premchand Harwani (Partner/ Guarantor/Mortgagor)** **Mr. Ankit Anil Harwani (Partner/ Guarantor)** **Mrs. Sonam Ankit Harwani (Partner/ Guarantor)**	**Details of Immovable Properties Mortgaged / Owner's Name (Mortgagers of Properties) :** Schedule of Property as per Title Deeds:1 All that R.C.C Superstructure Comprising of Shop No. A3-005, A3-008, B3-104, B3-130,B3-132,B3-204, B3-206,B3-212,B3-214,B3-215,B3-223, B3-224 B3-226,B3-228,B3-230,B3-232,B3-234,B4-117, B4-133,B4-140,B4-234,B4-235,B4-236,B5-104,B5-106,B-5-107,B5-110,B5-112, B5-117,B5-118,B5-120,B5-122,B5-123, B5-128, B5-129,B5-134,B5-135,B5-136 on first and second floor out of Wing -B of DREAMZLAND BUSINESS PARK Constructed on Non-Agricultural land situated at Mouza Borgaon, Pragane-Nandgaonpeth, Tahsil and District- Amravati Branch within the jurisdiction of Sub-Registrar Amravati Branch Rural within the limits of Zilla Parishad Amravati. a. Bhumapan No. 119, Subdivision no. 40/3, total admeasuring 1H.63R+Pot Kharab 0H.02R out of this land admeasuring 0H.73R. b. Bhumapan No. 144, Subdivision no. 36/1, total admeasuring 1H.07R+Pot Kharab 0H.14R out of this land admeasuring 0H.81R. c. Bhumapan No. 39/3, Gut No.134, total admeasuring 1H.38R, out of this land admeasuring 0H.70R. d. Bhumapan no. 37/2, Gut No. 142, total admeasuring 1H.14R e. Field Survey No. 38/1, Gut No. 139, admeasuring1H.28R f. Field Survey No. 42/1, Gut No. 87, admeasuring 2H.19R,pot kharab 0H.10.5R g. Field Survey No. 38/1-A, Gut No. 140, admeasuring1H.19R,pot kharab 0H.03R h. Field Survey No. 38/2, Gut No. 138, admeasuring1H.29R,pot kharab 0H.03R i. Field Survey No. 39/1, Gut No. 88, admeasuring 2H.02R,pot kharab 01.01R j. Field Survey No. 42/1, Gut No. 87, out of this land towards southern side of east west division admeasuring 0H.40R. k. Field Survey No. 39/1, Gut No. 133, admeasuring 2H.04R l. Field Survey No. 39/3, Gut No. 134,out of this admeasuring 0H.68R m. Field Survey No. 135, subdivision no. 39/4, admeasuring 1H.20R. All the aforesaid land attached to each other forming one compact piece of land total admeasuring 15H.895R which is converted for Non Agricultural Purpose in Pursuance of the order dated 11/09/2015 Passed in Revenue Case NO. 13/NAP-34/Borgaon/2014-2015 which was revised vide order dated 18/01/2016 passed in Revenue Case No. 6/NAP-34/ Borgaon/2015-2016 by Hon'ble SDO Amravati Branch. The said Non Agriculture land total admeasuring 15H.895R is commonly bounded as under:- Towards East: - By Borgaon Shiv (Field of other), Towards West: - By National Highway, Towards North: - By K.G.N Building, Towards South: - By Toyota Showroom and Nalla…..' Together with Shops constructed thereon as mentioned above are described in detail as under: **1.** All RCC Super Structure comprising Shop No. A3-005 [(consist of Ground Floor {with front open lobby} + Upper floors(with Balcony) out of Wing A, Building No. 3 having carpet area 250.26 sq.mtrs. [GF-60.13, FF-39.11, SF-50.34, TF-50.34 and FoF-50.34], built up 294.47 sq.mtrs. [GF-63.13, FF-41.95, SF-63.13, TF-63.13 and FoF-63.13] and total super built up area admeasuring 309.45 sq.mtrs from out of the building/ commercial complex known as 'DREAMZLAND BUSINESS PARK' constructed on the land/ plot described in Schedule of property as per Title deed-1hereinabove, along with 0.294% undivided share in said plot, consist of ground (with front open lobby) + Upper floors (with balcony) which is bounded as under: **Towards East-** Shop No. A3-006, **Towards West-** Road and common parking, **Towards North-** Shop No. A3-003, **Towards South-** Shop N0.-007**, Owner- Anil Premchand Harwani** **2.** All RCC Super Structure comprising Shop No. A3-008 [(consist of Ground Floor {with front open lobby}+Upper floors(with Balcony) out of Wing A, Building No. 3 having carpet area 250.26 sq.mtrs. [GF-60.13, FF-39.11, SF-50.34, TF-50.34 and FoF-50.34], built up 294.47 sq.mtrs. [GF-63.13, FF-41.95, SF-63.13, TF-63.13 and FoF-63.13] and total super built up area admeasuring 309.45 sq.mtrs from out of the building/ commercial complex known as 'DREAMZLAND BUSINESS PARK' constructed on the land/ plot described in Schedule of property as per Title deed-1 hereinabove, along with 0.294% undivided share in said plot, consist of ground (with front open lobby)+Upper floors (with balcony) which is bounded as under: **Towards East-** Road and Common Parking, **Towards West-** Shop No. A3-007, **Towards North-** Shop No. A3-006**, Towards South-** Shop N0.-010, **Owner- Anil Premchand Harwani** **3.** Shop No. B3-104 Situated on First floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-103, **Towards North -** Shop No. B3-102, **Towards South-** Shop NO. B3-106, **Owner- Anil Premchand Harwani** **4.** Shop No. B3-130 Situated on First floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-**Shop No. B3-129, **Towards North -** Shop No. B3-128, **Towards South-** Shop NO. B3-132, **Owner- Anil Premchand Harwani** **5.** Shop No. B3-132 Situated on First floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-131, **Towards North -** Shop No. B3-130, **Towards South-** Shop NO. B3-134, **Owner-** Anil Premchand Harwani **6.** Shop No. B3-204 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-203, **Towards North -** Shop No. B3-202, **Towards South-** Shop NO. B3-206, **Owner-** Anil Premchand Harwani **7.** Shop No. B3-206 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-**Passage and Road, **Towards West-** Shop NO. B3-205**, Towards North -** Shop No. B3-204, **Towards South-** Shop NO. B3-208, **Owner- Anil Premchand Harwani** **8.** Shop No. B3-212 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-211, **Towards North-** Shop No. B3-210, **Towards South-** Passage and Common toilet/Lift **Owner- Anil Premchand Harwani** **9.** Shop No. B3-214 Situated on Second floor having built up area of 43.74 Sq. mtrs, **which is bounded as under: Towards East-** Passage and Road, **Towards West- Shop No. B3-213, Towards North-** Toilet and lift, **Towards South-** Shop No. B3-216, **Owner- Anil Premchand Harwani** **10.** Shop No. B3-215 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Shop No. B3-216, **Towards West-** Passage and Road, **Towards North -** Shop No. B3-213, **Towards South-** Shop NO. B3-217, **Owner- Anil Premchand Harwani** **11.** Shop No. B3-223 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Shop No. B3-224, **Towards West-** Passage and Road, **Towards North -** Shop No. B3-221, **Towards South-** Passage and Staircase, **Owner- Anil Premchand Harwani** **12.** Shop No. B3-224 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-223, **Towards North -** Shop No. B3-222, **Towards South-** Passage and toilet, **Owner- Anil Premchand Harwani** **13.** Shop No. B3-226 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-225, **Towards North -** Toilet and lift, **Towards South-** Shop NO. B3-228, **Owner- Anil Premchand Harwani** **14.** Shop No. B3-228 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-227, **Towards North -** Shop No. B3-226, **Towards South-** Shop NO. B3-230, **Owner- Anil Premchand Harwani**	A) 08.08.2025 / B) Rs. 3,59,00,061.04 + further interest w.e.f. 01.08.2025 and other charges w.e.f. 29.04.2025 / C) 03.11.2025 / D) SYMBOLIC Possession	**C) 25.11.2026** / **D) 10000.00**	26.11.2026 (Time: 11.00 AM to 4.00 PM)	SA/82/2026 (DRT, Nagpur)
3.	**Amravati** / **M/s Meera Industries (Borrower) (Prop- Shri. Piyush Kishor Gangan) Shri. Piyush Kishor Gangan (Proprietor/ Guarantor/ Mortgagor) Shri. Kishor Motilalji Gangan (Guarantor/Mortgagor)**	**1.** All that piece and parcel of Open Plot No. 01, admeasuring 275 Square Meter (2959.00 Square Feet) of Survey No. 88 (as per 7/12 record Survey No. 88/1) Occu. Class-1, situated at Mouje- Chandur Railway, Part-1 of Chandur Railway, Tehsil- Chandur Railway, District- Amravati Bounded by: East- Road, West- Agri. Field Survey No. 87, North- Field Survey No. 89, South- Road Owner: Shri Kishor Motilalji Gangan **2.** All that piece and parcel of Open Plot No. 02, admeasuring 10265.83 Square Meter (110466.33 Square Feet) of Survey No. 88 (as per 7/12 record Survey No. 88/1) Occu. Class-1, situated at Mouje- Chandur Railway, Part-1 of Chandur Railway, Tehsil- Chandur Railway, District- Amravati Bounded by: East- Agri. Field Survey No. 89 (Part) and Road, West- Agri. Field Survey No. 88 (Part), North- Open Space, Road and amenity Plot No. 4, South- Agri. Field Survey No. 72 Owner: Shri. Kishor Motilalji Gangan **3.** All that piece and parcel of Open Plot No. 03, admeasuring 620.14 Square Meter (6672.70 Square Feet) of Survey No. 88 (as per 7/12 record Survey No. 88/1) Occu. Class-1, situated at Mouje- Chandur Railway, Part-1 of Chandur Railway, Tehsil- Chandur Railway, District- Amravati Bounded by: East- Agri. Field Survey No. 89 (Part) and Road, West- Road, North- Agri. Field Survey No. 89, South- 9 Meter wide Road Owner: Shri. Kishor Motilalji Gangan	A) 02.04.2026 / B) Rs. 16,73,86,701.12 as on 31.03.2026 + further Interest and other Charges w.e.f. 01.04.2026 / C) 09.09.2026 / D) PHYSICAL Possession	**A) Rs. 2,35,00,000/-** / **B) Rs. 23,50,000/-** / **C) 25.11.2026** / **D) 50000.00**	26.11.2026 (Time: 11.00 AM to 4.00 PM)	Not Known
4.	**MECL, Nagpur** / **M/s Meena Super Bazar (Borrower) Mrs. Meena Puri w/o Shri. Sukhdevsingh Puri (Proprietor/ Mortgagor) Shri. Sukhdevsingh Puri (Guarantor/Mortgagor)**	All that Piece and Parcel of Property bearing Flat No. 502 having area 51.57 Sq. Mtrs. (555.10 Sq.Ft.) on 5th floor of "Hawa Palace Apartment" Constructed on Plot bearing No. 156/7 admsg. 929.03 Sq. Mtrs. of Mouza- Binaki bearing city Survey No. 1161 Sheet No. 386,Corporation House No. 785 Chalta No. 188, Ward No. 22, Mudliyar layout, Shanti Nagar, within the limits of Nagpur Municipal Corporation and NIT Mouza- Binakhi Tahsil and District Nagpur in the Name of Shri. Sukhdev Singh Puri & Smt. Meena Sukhdevsingh Puri Boundaries of the plot: East- Road, West- Road, North- Plot No. 156/6, South- Plot No. 156/8	A) 13.02.2023 / B) Rs. 29,50,006.67 + further interest and other charges w.e.f. 01.01.2023 / C) 12.06.2023 / D) SYMBOLIC Possession	**A) Rs. 18,00,000/-** / **B) Rs. 1,80,000/-** / **C) 25.11.2026** / **D) 10000.00**	26.11.2026 (Time: 11.00 AM to 4.00 PM)	Not Known
5.	**Surya Nagar, Nagpur** / **M/s Amruta Cotgin Pvt. Ltd. (Borrower) Mr. Narendra s/o Ramesh Kasawar (Director) Mrs. Kavita w/o Bhagwandas Aitwar (Director), Mr. Rangrao alias Ranganna s/o Jaykrushna alias Jaykishtu Kasawar (Gurantor)**	All that piece and parcel of 43 plots, bearing plot numbers 1 to 4, 6 to 10, 13 to 15, 28 to 48, 72 to 81, Survey No 261/2 in the layout at Village and Taluka: Maregaon, Off Yavatmal Road, Taluka: Maregaon, District: Yavatmal- 445302, Total Area : 72,202 Square Feet belonging to Shri. Rangrao alias Ranganna S/o Jaykrushna alias Jaykishtu Kasawar, R/o Patan, Taluka: Zari (Jamni), District: Yavatmal	A) 06.04.2017 / B) Rs. 3,26,55,333.00 + further interest and other charges w.e.f. 01.04.2017 / C) 27.06.2017 / D) SYMBOLIC Possession	**A) Rs. 1,92,00,000/-** / **B) Rs. 19,20,000/-** / **C) 25.11.2026** / **D) 50000.00**	26.11.2026 (Time: 11.00 AM to 4.00 PM)	Charge of Babaji Date Mahila Sahakari Bank Limited, Yavatmal as per 7/12 extract

		A) Reserve Price (Rs.) / B)EMD Amount
4. Shop No. B3-130 Situated on First floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-**Shop No. B3-129, **Towards North -** Shop No. B3-128, **Towards South-** Shop NO. B3-132, **Owner- Anil Premchand Harwani**	**Shop No. B-3-130**	**A) Rs. 5,60,000/- B) Rs. 56,000/-**
5. Shop No. B3-132 Situated on First floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-131, **Towards North -** Shop No. B3-130, **Towards South-** Shop NO. B3-134, **Owner-** Anil Premchand Harwani	**Shop No. B-3-132**	**A) Rs. 5,60,000/- B) Rs. 56,000/-**
6. Shop No. B3-204 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-203, **Towards North -** Shop No. B3-202, **Towards South-** Shop NO. B3-206, **Owner-** Anil Premchand Harwani	**Shop No. B-3-204**	**A) Rs. 6,30,000/- B)Rs. 63,000/-**
7. Shop No. B3-206 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-**Passage and Road, **Towards West-** Shop NO. B3-205**, Towards North -** Shop No. B3-204, **Towards South-** Shop NO. B3-208, **Owner- Anil Premchand Harwani**	**Shop No. B-3-206**	**A) Rs. 6,30,000/- B)Rs. 63,000/-**
8. Shop No. B3-212 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-211, **Towards North-** Shop No. B3-210, **Towards South-** Passage and Common toilet/Lift **Owner- Anil Premchand Harwani**	**Shop No. B-3-212**	**A) Rs. 6,45,000/- B) Rs. 64,500/-**
9. Shop No. B3-214 Situated on Second floor having built up area of 43.74 Sq. mtrs, **which is bounded as under: Towards East-** Passage and Road, **Towards West- Shop No. B3-213, Towards North-** Toilet and lift, **Towards South-** Shop No. B3-216, **Owner- Anil Premchand Harwani**	**Shop No. B-3-214**	**A) Rs. 6,45,000/- B) Rs. 64,500/-**
10. Shop No. B3-215 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Shop No. B3-216, **Towards West-** Passage and Road, **Towards North -** Shop No. B3-213, **Towards South-** Shop NO. B3-217, **Owner- Anil Premchand Harwani**	**Shop No. B-3-215**	**A) Rs. 6,30,000/- B)Rs. 63,000/-**
11. Shop No. B3-223 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Shop No. B3-224, **Towards West-** Passage and Road, **Towards North -** Shop No. B3-221, **Towards South-** Passage and Staircase, **Owner- Anil Premchand Harwani**	**Shop No. B-3-223**	**A) Rs. 6,45,000/- B) Rs. 64,500/-**
12. Shop No. B3-224 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop No. B3-223, **Towards North -** Shop No. B3-222, **Towards South-** Passage and toilet, **Owner- Anil Premchand Harwani**	**Shop No. B-3-224**	**A) Rs. 6,45,000/- B) Rs. 64,500/-**
13. Shop No. B3-226 Situated on Second floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-225, **Towards North -** Toilet and lift, **Towards South-** Shop NO. B3-228, **Owner- Anil Premchand Harwani**	**Shop No. B-3-226**	**A) Rs. 6,45,000/- B) Rs. 64,500/-**
14. Shop No. B3-228 Situated on Second floor having built up area of 42.85 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-227, **Towards North -** Shop No. B3-226, **Towards South-** Shop NO. B3-230, **Owner- Anil Premchand Harwani**	**Shop No. B-3-228**	**A) Rs. 6,30,000/- B)Rs. 63,000/-**
15. Shop No. B3-230 Situated on Second floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-229, **Towards North -** Shop No. B3-228, **Towards South-** Shop NO. B3-232, **Owner- Anil Premchand Harwani**	**Shop No. B-3-230**	**A) Rs. 5,60,000/- B) Rs. 56,000/-**
16. Shop No. B3-232 Situated on Second floor having built up area of 38.02 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B3-231, **Towards North -** Shop No. B3-230, **Towards South-** Shop NO. B3-234, **Owner- Anil Premchand Harwani**	**Shop No. B-3-232**	**A) Rs. 5,60,000/- B) Rs. 56,000/-**
17. Shop No. B3-234 Situated on Second floor having built up area of 39.09 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-**Shop NO. B3-233, **Towards North -** Shop No. B3-232, **Towards South-** Goods Lift, Lobby & thereafter Open Marginal Space, **Owner- Anil Premchand Harwani**	**Shop No. B-3-234**	**A) Rs. 5,80,000/- B) Rs. 58,000/-**
18. Shop No. B4-133 Situated on First floor having built up area of 43.74 Sq. mtrs, which is bounded as under: Towards East- Shop NO. B4-134, **Towards West-** Passage and Road, **Towards North -** Common Staircase/Lift, **Towards South-** Shop NO. B4-135, **Owner- Anil Premchand Harwani**	**Shop No. B-4-133**	**A) Rs. 6,50,000/- B) Rs. 65,000/-**
19. Shop No. B4-140 Situated on First floor having built up area of 43.74 Sq. mtrs, which is bounded as under: **Towards East-** Passage and Road, **Towards West-** Shop NO. B4-139, **Towards North -** Shop No. B4-138, **Towards South-** Open Marginal Space, **Owner- Anil Premchand Harwani**	**Shop No. B-4-140**	**A) Rs. 6,50,000/- B) Rs. 65,000/-**
20. Shop No. B4-234 Situated on Second floor having built up area of 43.74