Grihashakti Corporate Off.: 503 & 504, 5th Floor, G-Block, Insipre BKC, BKC Main Road, Bandra Kurla Complex, Bandra (E), Mumbai - 40005 Read, Off.: Commerzone IT Park, Tower B. 1st Floor, No. 111, Mount Poonamallee Road, Porur, Chennai - 600116, TN

### SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES E-AUCTION SALE NOTICE OF 30 DAYS FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISION TO RULE 8(6) OF THI SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

lotice is hereby given to the Public in General and in particular to the Borrower(s) and Guarantor(s) that the below listed immovable properties "Secured Assets") mortgaged / charged to the Secured Creditor, the Possession of which has been taken by the Authorised Officer of SMFG ndia Home Finance Co. Ltd. (hereinafter referred to as SMHFC) ("Secured Creditor"), will be sold on "As is where is", "As is what is" and Whatever there is" on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and

SI. No.	Name of the Borrower(s) / Guarantor(s) LAN	Description of the Properties	Reserve Price : Earnest Money Deposit :	Date & Time of E-Auction	Date of EMD Submission
1.	1. Shaikh Raufuddin,	All That Part And Parcel of Flat No. A-9 Admeasuring 29.47 Sq. Mtrs. Constructed On Plot No. 20, 21, 22 On Gut No. 70, Known As "Ekdant Srushti Phase-1", Situated	Rs. 7,90,000/-	20.10.2023	
	2. Shaikh Rafiya Begum	At Mouje, Shendra Jashagir, Tq. & Dist. Aurangabad - 431001. <b>Bounded As:- East:</b> Side Margin, <b>West:</b> Open Terrace, <b>North:</b> Side Margin, <b>South:</b> Flat No. A-07.	Rs. 79,000/-	at 11.00 AM to 01.00 PM	18.10.2025

Details terms and conditions of the sale are as below and the details are also provided in our/secured creditor's website at the following link website address (https://BidDeal.in and https://www.grihashakti.com/pdf/E-Auction.pdf) The Intending Bidders can also contact Jagdish Pawar, on his Mob. No. 9404803039, E-mail : Jagdish.Pawar@grihashakti.com, and Mr. Niloy Dey, on his Mob. 992069780 mail: Niloy.Dey@grihashakti.com

Place: Aurangabad, Maharashtra

Authorized Office SMFG INDIA HOME FINANCE CO. LTD.

Date: 18.09.2025

**Phoenix ARC Private Limited** Regd. Office: 3rd Floor, Wallace Tower 139-140/B/1, Crossing of Sahar Road and Western Ey Highway Vile Parle (East) Mumbai-400 057 Tel: 022- 6849 2450, Fax: 022- 6741 2313 CIN: U67199MH2007PTC168303 Email: info@phoenixarc.co.in, Website: www.phoenixarc.co PUBLIC NOTICE FOR E-AUCTION **CUM SALE** 

E-Auction Sale Notice for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Empression to rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and to the borrowers/guarantors/mortgagors in particular, that the under mentioned property mortgaged to Phoenix ARC Private Limited pursuant to assignment of debt by Motifal Oswal Home Finance Limited (Earlier Known as Aspire Home Finance Corporation limited -Assignor) will be sold on "AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURSE BASIS", by way of online of purities and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 8

e-auction" for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFA & 9 of Security Interest (Enforcement) Rules, 2002) through website: www.phoenixarc.co.in/ as per the details given below

Date and time of E-Auction - 27-10-2025 11:00 Am to 02:00 Pm

(111411 4111111					
Borrower(s) /Co-Borrower (s)/	Demand Notice	Description of the Immovable	Reserve Price, EMD		
Guarantor(s) / Loan Account	Date and Amount	property			
LAN: LXMAH00316-170022478	22-02-2021	Flat No 206, Shri Swami Samrath	Reserve Price: Rs.8,00,000/-		
Branch: Mahad	For Rs: 14,20,186/- (Rupees	Apt B Wing, 2Nd Floor, Bhingoli	(Eight Lakh Only)		
Borrower: Dilawar Karim	Fourteen Lakh Twenty	Mandagad S No. 49/6B, Near	EMD: Rs. 80,000/-		
Sawratakar / Co-Borrower:	Thousand One Hundred &	Police Quarter 415203 Ratnagiri	(Eighty Thousand Only)		
Nikhat Dilawar Sawratakar	Eighty Six Only)	Maharashtra			
LAN: LXPEN00415-160018635	15-12-2018	202 2Nd Floor C Wing Orchid	Reserve Price: Rs.3,50,000/-		
Branch: Pen	For Rs: 18,61,520/- (Rupees	Royal Mouje Jogele S No 32	(Three Lakh Fifty Thousand		
Borrower: Abhay Ajit Gurav	Eighteen Lakh Sixty One	H.No-1/6 +5/5,Dapoli,Dist-	Only)		
Co-Borrower: Shubhangi	Thousand Five Hundred &	Ratnagiri Mahalaxmi Temple	EMD: Rs. 35,000/-		
Abhay Gurav	Twenty Only)	415612 Maharashtra	(Thirty Five Thousand Only)		

1. The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein Bidders may visit to the Web Portal: https://www.auctionbazaar.com/ of our e-Auction Service Provider, M/s. ARCA EMAR1 PRIVATE LIMITED for bidding information & support, the details of the secured asset put up for e-Auction and the Bid Form which will be submitted online. The interested buyers may go through the auction terms & conditions and process on the same portal and may contact to Chandrashekhar Kumbhar 9372704932 & Krishnamurari Bajarangi Singh 7304126818, Sailesh Syengar 9833801159 details available in the above mentioned Web Portal and may contact their Centralised Help Desk: + 9 03709 69696, E-mail ID: contact@auctionbazaar.com.2. All the intending purchasers/ bidders are required to register their name in the portal mentioned above as https://www.auctionbazaar.com/ and get user ID and password free of cost to participate in the e-auction on the date and time as mentioned aforesaid. 3. For participating in the e-auction, intending purchasers/ bidders will have to submit the details of payment of refundable Earnest Money Deposit of 10% of the Reserve Price of the Secured asset along with copies of the PANCARD, Board Resolutions in case of Company and Address Proof on or before the Last date for submission of EMD mentioned above. Intending purchasers/bidders are required to submit separate EMDs for each of the Items/Properties detailed herein above.4. At any stage of the auction, the Authorised Officer may accept/reject/modify. cancel the bid/offer or post-pone the auction without assigning any reason thereof and without any prior notice. 5. The successfu purchaser/bidder shall bear any statutory dues, taxes, fees payable, applicable GST on the purchase consideration, stamp duty registration fees, etc. that is required to be paid in order to get the secured asset conveyed/delivered in his/her/its favour as pe the applicable law. 6. The intending bidders should make their own independent enquiries regarding encumbrances, title of secured asset put on auction and claims/rights/dues affecting the secured assets, including statutory dues, etc prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of Phoeni The authorized officer of Phoenix shall not be responsible in any way for any third-party claims/rights/due. 7. The prospective intending bidder shall furnish an undertaking that he/she is not dis-qualified as per provisions of Sec.29 (A) of Insolvency and Bankruptcy Code, 2016 and failure to furnish such undertaking along with the KYC documents, shall automatically disqualify of

Date: 19.09.2025

# JM FINANCIAL

**JM Financial Home Loans Limited** 

### **DEMAND NOTICE**

Under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("Rules").

Whereas the undersigned being the Authorised officer of JM Financial Home Loans Limited (JMFHLL) under the Act and in exercise o powers conferred under Section 13 (12) read with Rule 3 of the Rules already issued detailed Demand Notice dated below under Sectior 13(2) of the Act, calling upon the Borrower(s)/Co-Borrower(s)/Guarantor(s) (all singularly or together referred to "Obligors")/Lega Heir(s)/Legal Representative(s) listed hereunder, to pay the amount mentioned in the respective **Demand Notice**, within **60 days** from the date of the respective Notice, as per details given below. Copies of the said Notices are served by Registered Post and are available with the undersigned, and the said Obligor(s)/Legal Heir(s)/Legal Representative(s), may, if they so desire, collect the respective copy from the undersigned on any working day during normal office hours.

n connection with the above, Notice is hereby given, once again, to the said Obligor(s) /Legal Heir(s)/Legal Representative(s) to pay to JMFHLL, within 60 days from the date of the respective Notice/s, the amount indicated herein below against their respective names, together with further interest as detailed below from the respective dates mentioned below in column till the date of payment and / or realization, read with the loan agreement and other documents/writings, if any, executed by the said Obligor(s). As security for due repayment of the loan, the following Secured Asset(s) have been mortgaged to **JMFHLL** by the said Obligor(s) respectively. 1. Date of 13(2) Notice Borrower(s), Co-Borrower(s)

No.	Guarantor(s) Name and LAN	Property Description	Date of NPA     Total Outstanding as on date		
1. Mr. Avinash Subhash Jadhav     2. Mr. Vikas Subhash Jadhav     3. Mrs. Nanda Subhash Jadhav     4. Mrs. Sunita Avinash Jadhav     Loan Account No.     LSHI24000076874		Milkat No 917, Mauje Taklibhan, Tal-Shrirampur Dist-Ahmednagar, Landmark: Khirdi Area Admeasuring Plot Area 111.52 Sq. Mtr. (1200.Sq. Ft.) And Built-Up Area 53.18 Sq. Mtr. (572.25 Sq. Ft.) Boundary of The Property (In Case Property Is A Plot / Independent House): East: - Taklibhan Ganeshkhind Road, West: - Property of Jon Prabhakar Rannaware, North: - Farm of Subhash Babasaheb Shinde, South: - Farm of Markas Avaji Rannawar	1. 10-09-2025 2. 04-09-2025 3. Rs. 7,90,227/- (Rupees Seve Lakh Ninety Thousand Tw Hundred Twenty-Seven Only outstanding as on 05-Sep-2025.		
2.	Mr. Kiran Machindra Sarode     Mr. Machindra Haribhau Sarode     Mrs. Lakshmibai Machchhindra     Sarode     Mrs. Pratibha Kiran Sarode     Mrs. Pratibha Kiran Sarode     Mrs. Account No. LSHI23000034466	Survey No.180/2/K/2/A, Paiki Municipal Property No. Rahu00011420, Sarode Wasti, Old Kangar Road, At Rahuri Bk, Tal. Rahuri, Dist. Ahmednagar, Pin Code - 413705. Boundary of The Property (In Case Property is A Plot / Independent House): East :- Road, West :- Survey No.180/2/K/2/A, North :- Survey No.180/2/K/1, South :- Survey No.180/2/K/2/A	1.10-09-2025 2.04-09-2025 3. Rs. 20,39,742/- (Rupees Twenty Lakh Thirty-Nine Thousand Seven Hundred and Forty-Two Only) outstanding as or 07-Sep-2025.		
3. 1. Mrs. Lata Bharat Pawar 2. Mr. Bharat Ranganath Pavar Loan Account No. HANG22000019701 & LANG23000034875		All that Piece and parcel of Land Property Bearing Stilt First Floor Flat No. 101, Carpet area admeasuring 30.28 sq. mtrs., uncounted projection area admeasuring 30.75 sq. mtrs., total construction area admeasuring 60.89 sq. mtrs., out of "Sainand Tower" which was duly constructed on Plot No. 249 its total area admeasuring 280.00 sq. mtrs., out of Survey No. 28/29 of Village Kedgaon, with in the local Limits of AMC Ahmednagar Tal. Nagar Dist. Ahmednagar, Maharashtra, Pin Code - 414005. Boundaries of the Said Property: East: Front Margin, South: Flat No. 102, West:- Flat No. 104, North:- Side Margin			
inc JN	cidental expenses, costs, charges etc inc IFHLL as aforesaid, then JMFHLL shall p	t the rate as more particularly stated in respective Demand urred till the date of payment and/or realization. If the said Obli; proceed against the above Secured Asset(s)/Immovable Prope of at the risk of the said Obligor(s)/Legal Heir(s)/Legal Repr	gor(s) shall fail to make payment to erty (ies) under Section 13(4) of the		

consequences

The said Obligor(s)/Legal Heir(s)/Legal Representative(s) are prohibited under the said Act to transfer the aforesaid Secure Asset(s)/Immovable Property(ies), whether by way of sale, lease or otherwise without the prior written consent of JMFHLL. Any person who contravenes or abets contravention of the provisions of the Act or Rules made thereunder shall be liable for imprisonment and/or penalty as provided under the Act

Sd/- Authorised Officer
JM Financial Home Loans Limited Place: Maharashtra Date: 19-09-2025



## Kanpur Smart City Limited

Nagar Nigam Mukhyalay, 3rd Floor, Moti Jheel, Kanpur - 208002 e-mail: ksclkanpur@gmail.con (CIN-U74999UP2016SGC088203)

### **NOTICE INVITING TENDER**

The Chief Executive Officer (CEO), Kanpur Smart City Ltd. (KSCL) invites tender for the

SI. No.	Name of the Project	Earnest Money Deposit (EMD) (INR)			
_	Selection of Agency for Operation, Maintenance And Providing Comprehensive Facility Management Services for Kanpur Convention Centre, Kanpur (Second Call)	1,00,00,000.00			

- Tender documents can be downloaded from website https://gem.gov.in/ via GEM
- The last date for Pre Bid Queries is 24-09-2025 till 12:00 noon through Email only of ksclkanpur@gmail.com and pre bid meeting will be held on 22-09-2025 at 02:00 PM in the CEO Office, Kanpur Smart City Limited, 3rd Floor, Kanpur Nagar Nigam Mukhyalaya Motijheel, Harsh Nagar, Kanpur -208002 Contact No.: +91-9839121096 & 8601805555. The end date of online bid submission is 04-10-2025 till 03:00 PM and last date for Hard
- Physical Copy submission of Technical Bid Documents is 06-10-2025 till 03:00 PM. Online Technical Bid Opening Date 04-10-2025 at 03:30 PM. Bidders are requested to submit the EMD for an amount of Rs. 1,00,00,000/- (Indian
- Rupees One Crore only) through Demand Draft/Banker's Cheque/RTGS/NEFT/Bank Guarantee in the bank account as per bank details provided in the Data sheet.
- For more details: Contact Person: RK Tiwari (Nodal Officer KSCL)
- Contact Number: +91-9839121096 Email: ksclkanpur@gmail.com

Letter, No. KSCL/SPV/315/25-26, Dated: 18/09/25

Chief Executive Officer Kanpur Smart City Limited

# Express Network

WWW.INDIANEXPRESS.COM

THE INDIAN EXPRESS, FRIDAY, SEPTEMBER 19, 2025

### Paused after 34 dead in landslide, Vaishno Devi yatra resumes

Iammu: Vaishno Devi pilgrimage in Trikuta Hills, suspended for 22 days following the death of 34 pilgrims in a landslide, resumed on

Place : Latur

Thursday after the weather cleared up in J&K Thursday.

The yatra was initially resumed Wednesday morning but halted

again following heavy rain. By 2 pm Thursday, nearly 2,200 pilgrims had been issued yatra slips for their onward journey. ENS



Possession Notice (Rule 8 (1) For Movable / Immovable Property)

Head Office: Plot No. 42, Gut No. 33 (Part), Golwadi Village, Growth Center, Waluj Mahanagar IV, CIDCO, Chh. Sambhajinagar 431 136 Regional Office: Near Kia Motors, Opp. R.K.Motowheel, Barshi Road, Latur - 413531

Whereas, the undersigned being the Authorised Officer/Regional Manager, Maharashtra Gramin Bank Regional Office : Latur (Branch: Wadwal Nagnath, Dist. Latur ) under the Securitization and Reconstruction o Financial Assets and Enforcement of Security Interest Act, 2002 (Act No.54 of 2002) and in exercise of powers conferred under Section 13 (12) read with rule 8 of Security Interest (Enforcement) Rules, 2002 issued Demand Notice on date calling upon the concerned Borrower / Guarantor fully described to repay the amount mentioned in the notice with further interest, incidental expenses & cost within 60 days from the date of receipt of the said notice.

The following borrower /Guarantor having failed to repay the amount, notice is hereby given to the under noted Borrower / Guarantor and the Public in general that the undersigned has taken **Symbolic Possession** of the property in exercise of powers conferred on him under Section 13 (4) of the said Act read with the Rule No. 8 of the said Rules or following dates described as below.

The borrower in particular and the public in general is hereby cautioned not to deal with the Movable / Immovable Asset / Property and any dealing with the Movable / Immovable Asset /property will be subject to the charge of **Authorisec** Officer/Regional Manager, Maharashtra Gramin Bank, Regional Office : Latur (Branch: Wadwal Nagnath, Dist Latur) for the amount given & further interest, incidental expenses and cost.

Description of Movable / Immovable Property.

Borrower/Guarantors Name with address	Particulars of Secured assetswith boundaries	Dues as per Demand notice	Date of Demand Notice	Symbolic Possession Date	Branch Name
Borrowers:- 1) Mr. Rajkumar Ranganath Kadam At. Post. Wadwal Nagnath Tq. Chakur Dist. Latur Guarantors, 1. Mr. Tukaram Rangnath Kadam 2. Mr. Krushna Dattu Waghmare At. Post. Wadwal Nagnath Tq. Chakur Dist. Latur Account No: 80052065879	Hypothecation of Stock, Machinery and Furniture in shop     Registered mortgage of G. P. House no. 1768 situated at At. Post. Wadwal Nagnath Tq. Chakur Dist. Latur with total area admeasuring 960 sq. feet in the name of Mr. Rajkumar Ranganath Kadam bounded as — East: Road, West: Vendor North: Vendor South: Vendor	As on 28.07.2022 Rs. 2,08,841.75/- Plus Unrealised interest plus interest, w.e.f. 28.07.2022	10.06.2025	18.09.2025	WADWAL NAGNATH

HDFC BANK

Authorized Officer / Regional Manager Maharashtra Gramin Bank, Regional Office : Latur

# Rain wreaks more havoc; 2 dead, 8 feared trapped under debris in Chamoli

**AISWARYA RAJ** 

DEHRADUN, SEPTEMBER 18

AT LEAST two people died and eight are feared trapped after heavy rain brought debris down from the mountain onto several houses at Nandnagar in Uttarakhand's Chamoli district on Tuesday, officials said.

Three villages — Kuntari Lagafani, Sarpani, and Dhurma received 70 mm of rainfall within three hours early on Thursday, resulting in debris sliding off the mountain and damaging more than 30 houses.

District Magistrate Sandeep Tiwari told The Indian Express that two people were rescued from under the debris at Dhurma and Lagafani. Search operations are ongoing to find the eight people still missing. Central and state-level rescue personnel, as well as police, have been working throughout the day, officials said.

"We have been facing connectivity issues after three feeders in the area got cut off. Work is underway to restore the connectivity. The villages are situated close to the mountain where, after the rainfall, the debris fell over it with high momentum.

he said, adding that all roads to the incident spot have been repaired to facilitate the movement of the teams. More than 60 villagers have been moved to re-

lief centres, Tiwari said. The State Disaster Response Force said that though its team from Gauchar was dispatched to the site, blocked roads and heavy rainfall forced them to trek eight kilometres to reach the spot. It said two injured women and a child have been

sent for treatment. Several other injured and ill people have been airlifted to Dehradun. For about 25 families in Dhurma village and 12 families in Sera village, the tehsil administration has also made

arrangements for relief camps This comes after at least 23 people died when a cloudburst triggered landslides and caused rivers to swell in Dehradun and other districts of Uttarakhand on Tuesday.

The Disaster Management Authority said 21 bodies were recovered from Dehradun and one each from Pithoragarh and Nainital, while at least 17 are missing, after a cloudburst occurred on the intervening night of Monday and Tuesday at Sahastradhara

# **HDFC BANK LIMITED**

Branch Address: 1st & 2nd Floor, A-14, Vijay Nagar, Near Seven Hills Fly Over, Gajanan Maharaj Mandir Road, Aurangabad - 431 001. Ph: (0240)6710683, 6710610 CIN L65920MH1994PLC080618 Website: www.hdfcbank.com

Under Section 13 (2) of the Securitisation And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002.

Whereas the undersigned being the Authorised Officer of HDFC Bank Limited (erstwhile HDFC Limited having amalgamated with HDFC Bank Limited by virtue of a Scheme of Amalgamation approved by Hon'ble NCLT-Mumbai vide order dated 17th March 2023) (HDFC) under Securitisation and Reconstruction of Financial Assets and Enforcement Of Security Interest Act, 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued Demand Notices under Section 13 (2) Interest Act, 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued Demand Notices under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued Demand Notices, within 60 days from the date of the respective Denomen Notices, within 60 days from the date of the respective Notice/s, as per details given below. The undersigned have, caused these Notices to be pasted on the premises of the last known respective addresses of the said Borrower(s) / Legal Representative(s). Copies of the said Notices are available with the undersigned, and the said Borrower(s) / Legal Representative(s), may, if they so desire, collect the respective copy from the undersigned on any working day during normal office hours.

In connection with the above, Notice is hereby given, once again, to the said Borrower(s) / Legal Representative(s) to pay to HDFC, within 60 days from the date of publication of this Notice, the amounts indicated hereinbelow in their respective names, together with further interest, costs, expenses and charges as applicable as detailed in the said Demand Notices from the respective dates mentioned below in column (c) till the date of payment and / or realisation, read with the loan agreement and other documents/writings, if any, executed by the said Borrower(s) / Legal Hair(s) / Legal Bergersentative(s), attention is invited to the provisions of subsection, (8) of section, 13 of the Act, in respect of time available to redeem the secured.

Borrower(s) / Legal Heir(s) / Legal Representative(s) 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

Sr. Name of Borrower(s) / Legal Total Date of Description of Secured Asset(s) /

No.	Heir(s) / Legal Representative(s)	Outstanding Dues*	Date of Demand Notice	Description of Secured Asset(s) / Immovable Property (ies)
1.	GAIKWAD SATISH KESHAVRAO (Borrower) GAIKWAD BHARATI SATISH (Co-Borrower)	18,64,741/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF THE HOUSE BUNGLOW ON PLOT NO. 33 ADMEASURING 100 SQUARE METERS IS SITUATED IN LAND GUT NO. 170, TISGAON, TALUKA AND DISTRICT AURANGABAD. BOUNDED ON THE EAST BY A 7 METERS WIDE ROAD, ON THE WEST BY PLOT NO. 26, ON THE NORTH BY POT NO. 32, AND ON THE SOUTH BY PLOT NO. 34.
2.	MISAL RAJUBAI AMRUT (Borrower)	18,25,819/-as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF ROW BUNGLOW NO. A20 (PHASE 2) BLOCK/PLOT NO. K, HAVING APLOT AREA OF 53.625 SQ. MTRS, CONSISTS OF R.C.C. CONSTRUCTION WITH THE FOLLOWING MEASUREMENTS. THE GROUND FLOOR HAS A CARPET AREA OF 30.47 AQ. MTRS AND A BUILT-UP AREA OF 32.766 SQ. MTRS, WHILE THE FIRST FLOOR ALSO HAS A CARPET AREA OF 30.47 SQ. MTRS AND BUILT-UP AREA OF 32.766 SQ. MTRS. TITHE TOTAL BUILT-UP AREA COMES TO 65.53 SQ. MTRS, AND THE TOTAL CARPET AREA AMOUNTS TO 60.94 SQ. MTRS. THE PROPERTY IS BOUNDED ON THE EAST BY ROW BUNGLOW NO. A-19, ON THE WEST BY ROW BUNGLOW NO. A21, ON THE NORTH BY AN APARTMENT, AND ON THE SOUTH BY A 9-METER ROAD.
3.	PHAD NITIN RAM (Borrower)	19,04,017/-as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF ROW BUNGLOW NO. A28 (PHASE 1), IN THE PROJECT PITAJI MAULINAGARI. BLOCK/PLOT NO. J. ADMEASURING 58.275 SQ. MTRS., BEARING OLD GRAMPANCHAYAT JOGAIWADI HOUSE NO. 2200/25, AND CONSTRUCTED WITH R.C.C. CONSTRUCTION. THE TOTAL CONSTRUCTION AREA COMPRISES A GROUND FLOOR CARPET ARAE OF 32.012 SQ. MTRS. AND A FIRST-FLOOR CARPET AREA OF 29.362 SQ. MTRS., MAKING THE TOTAL CARPET AREA 61.374 SQ. MTRS. THE SAID BUNGLOW IS BOUNDED AS FOLLOWS: TOWARDS THE EAST BY ROAD, TOWARDS THE WEST BY ROWBUNGLOW A23, TOWARDS THE SOUTH BY ROW BUNGLOW B20, AND TOWARDS THE NORTH BY BUNGLOW A27.
4.	RATHOD RAMRAO NATHUSING (Borrower) RATHOD JAYSHRI RAMRAO (Co-Borrower)	16,89,590/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF FLAT NO. 207 CARPET AREA ADMEASURING 52.484 SQ. METERS, ON FIRST FLOOR, IN THE BUILDING KNOWN AS "KUMBHESHWAR PARK" CONSTRUCTED ON WESTERN SIDE PART ADMEASURING 1171.58 SQ. METERS OF PLOT NO. 02, OF GUT NO. 329, OF VILLAGE KUMBHEPHAL, TO. & DIST. AURANGABAD THE FLAT BOUNDED ON THE EAST BY FLAT NO. 208, ON THE WEST OPEN DUCT AND FLAT NO. 206, ON THE SOUTH COMMON STAIR CASE, ON THE NORTH BY OPEN SIDE MARGIN, THEN 9 MTR. ROAD.
5.	SHAIKH AMINA BASHIR (Borrower)	29,36,834/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF THE PROPERTY ROW HOUSE NO. 14, TYPE C, SITUATED IN"DAR-US-SALAAM HARMONY HOMES", HAVING A CARPET AREA OF 35.12 SQUARE METERS, A BUILT-UP AREA OF 47.33 SQUARE METERS, AND A SUPER BUILT-UP AREA OF 70.99 SQUARE METERS SITUATED AT PLOT NO 3, GUT NO 229/2, SITUATED AT VILLAGE SAWANGI TAL & DIST AURANGABAD. THE SAID ROW HOUSE IS CONSTRUCTED ON THE PROPERTY DESCRIBED IN SCHEDULE-A. IT IS BOUNDEED ON THE EAST BY A 6.00 METERS WIDE ROAD, ON THE WEST BY ROW HOUSE NO.11, ON THE SOUTH BY ROW HOUSE NO. 15, AND ON THE NORTH BY ROW HOUSE NO. 13.
6.	SHAIKH SHIREEN SHAIKH SALEEM (Borrower)	38,46,870/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF HOUSE ON PLOT NO 33, ADMEASURING 150 SQ. MTRS. AS PER 7/12 EXTRACT, HAVING NAGAR PALIKA A NO. 165. OLD M M NO 5059. HAVING 29°42 CONSTRUCTION CONSISTING 5 RCC ROOMS OF 113.19 SQ. MTRS. SITUATED AT S NO. 80, BEHIND RENUKA MATA MANDIR, SILLOD. TAL SILLOD, DIST AURANGABAD
7.	PANZADE SHUBHANGI M (Borrower)	8,25,319/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PART AND PARCEL OF SHOP NO. 10, SHRIRAM PLAZA, ON THE GROUND FLOOR HAS A NET BUILT-UP AREA OF 16.96 SQ. MT. AND A TOTAL BUILT-UP AREA OF 20.91 SQ. MT. SITUATED AT GUT NO 15(P), WALUJ MAHANAGAR, WADGAON KOLHATI, AURANGABAD. THE PROPERTY IS BOUNDED ON THE EAST BY MARGINAL OPEN SPACE AND A 15.00 – METER WIDE ROAD, ON THE WEST BY THE PARKING OF THE BUILDING, ON THE NORTH BY SHOP NO. 11, AND ON THE SOUTH BY SHOP NO.9.
8.	TAKALKAR SAGAR VIVEK (Borrower)	23,10,652/- as on 31st Jul 2025	08-Sep-2025	ALL THAT PAART AND PARCEL OF 2BHK FLAT NO. B-20 ON FOURTH FLOOR. IN TYPE-B AREA AS PER 7/12 EXTRACT 52.27 SQ. MTRS., CARPET AREA ADMEASURING 50.35 SQ. MTRS., BUILT UP AREA 52.3 SQ. MTRS. ALONG WITH ENCLOSED BALCONY AREA ADMEASURING 3.28 SQ. MTRS. AND EXCLUSIVE BALCONY AREA ADMEASURING 13.46 SQ. MTRS. IN "SAMRUDDHI RESIDENCY 2". SITUATED AT GUT NO 138/OPART, PISADEVI, TAL & DIST AURANGABAD BOUNDED AS FOLLOWS: TOWARD EAST OPEN TO SKY, TOWARD WEST FLAT NO. B-19 AND PASSAGE, TOWARD SOUTH STAIRCASE, LOBBY AND AFTER THEN FLAT NO. B-16, TOWARD NORTH OPEN TO SKY.

hereto before submitting the bids. All statutory dues like property taxes, electricity/water dues and any other dues, if any, attached to the property to be ascertained and paid by the successful bidder.

\*with further interest, costs, expenses and charges as applicable till the date of payment and / or realization.

If the said Borrowers shall fail to make payment to HDFC as aforesaid, then HDFC shall proceed against the above Secured Asset(s) / Immovable Property (ies) under Section 13 (4) of the said Act and the applicable Rules entirely at the risk of the said Borrower(s) / Legal Representative(s) as to the costs and consequences. The said Borrower (s) / Legal Heir(s) / Legal Representative(s) are prohibited under the said Act to transfer the aforesaid Secured Asset (s) / Immovable Property (ies), whether by way of sale, lease or otherwise without the prior written consent of HDFC. Any person who contravenes or abets contravention of the provisions of the Act or Rules made thereunder shall be liable for imprisonment and/or penalty as provided under the Act.

Date: 19 September 2025

Place: Aurangabad Regd. Office: HDFC Bank House, Senapati Bapat Marg, Lower Parel (West), Mumbai-400020 Tel: (022) 66316000, 22820282 - - Corporate Identity No.: L65920MH1994PLC080618 **Authorised Officer** 

Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest Act 8 and 9 of the Security Interest Act 8 and 9 of the Security Interest Act 8 and Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower/ Co-Borrower/ Mortgagor (s)/Guarantor(s) that the below described immovable properties mortgaged to Grihum Housing Finance Limite ormerly known as Poonawalla Housing Finance Limited as the name Poonawalla Housing Finance Limited changed to Grihum Housing Finance Limited with effect from 17 Nov 2023 (Previously known as Magma Housing Finance Limited and originally incorporated with name of GE Money Housing Finance Public Unlimited Company) (hereinafter referred to as the "Secured Creditor" as per the Act), the possession of which has been taken by the Authorised Officer of Secured Creditor in

	taily incorporated with name of SE worley mousing rinance rubilic offinnited Company) (neternated feeling dispersion of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of which has been taken by the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor in processor of the Admonsed Officer of Secured Creditor of Secure												
exer	exercise of powers conferred under section 13(12) of the Act read with Rules 8 and 9 of the security interest (Enforcement) Rule pursuant to notice under section 13(2) of the Act. The Secured Assets will be sold on "As is where is", "As is what is",												
	and "Whatever there is" basis on 07/10/2025 through E-Auction. It is hereby informed to General public that we are going to conduct public through E-Auction platform provided at the website: https://www.bankeauctions.com. For detailed T&Cs of												
sale	sale, please refer to link provided in GHFL's/Secured Creditor's website i.e. www.grihumhousing.com												
6-	Proposal No.	Demand Notice Date and	Nature of	Description of Property (D)	Reserve Price	EMD	EMD	Increme	Property	Date and	Known		
or. No.	Customer Name	Outstanding Amount (B)		All That Piece And Parcel Of The Property Bearing Row House No.		(10% of RP)	Submission		Inspection		encumbrances		
NO.	{A}	Outstanding Amount (b)		01 Having Plotted Area Adm. 37.13sg. Mtrs And Built Up Area	{E}	{F}	date {G}	Bid {H}	Date & Time {I}	Auction {J}	/Court cases if		
1	Loan No.	Notice date: 07/01/2025		Adm.727.00sq. Ft. I.E. 67.55 Sq. Mtrs In The Building Known As							any (K)		
	HL0062710000000503	Total Dues:		Ekdant Park Constructed On Plot No. 1 Having Total Area Adm.	Rs.	_							
	2259	Rs. 1731374/- (Rupees		548.00 Sq. Mtrs, Out Of Gat No. 164/165/C/B Situated At Mauje		Rs.							
	Sukhilal Nandlal	Seventeen Lakh Thirty One		Malegaon Tal Sinnar & Dist- Nashik Within The Limits Of Sinnar	11,50,000/-	1,15,000/-	29/09/2025		26/09/2025	07/10/2025			
	Varma (Borrower)	Thousand Three Hundred	Physical	Municipal Council Sinnar Bounded As Followsplot No. 01 East: 18	(Rupees Eleven	(Rupees One	Before 5		(11AM -	(11 AM-	NIL I		
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Mtrs Colony Road West: Plot No. 10, 12 South: Adj. Gat No. 164+165 Pot Hissa North: Plot No. 2 Row House No. 01 East: Shop 2PM) Lakh Fifteen Lakh Fifty as on 07/01/2025 along Thousand Only) with interest @12.5% p.a. Of Said Plot West: Row House No. 2 South: Adj. Gat No. 164+165 Pot Hissa North :3.05 Mtrs Road. till the realization The intending bidders/purchasers are advised to visit Secured Creditor Branch and the auction properties, and make his own enquiry and ascertain additional charges, encumbrances and any third-party interests and satisfy himself

Gurgaon Haryana-122003. Helpline Number- 7291981124,25,26 Support Email id - Support@bankeauctions.com. Contact Person - Dharni P, E-mail id: dharani.p@c1india.com, Contact No.9948182222.. Please note that Prospective bidders may avail online training on e-auction from them only. The intending purchaser/bidder is required to submit amount of the Earnest Money Deposit (EMD) by way of by way of NEFT/RTGS /DD in the Account name – GRIHUM HOUSING FINANCE LIMITED - AUCTION PROCEEDS A/C, Account no. – 091551000028, IFSC code - ICIC0000915,, Branch Address - ICICI Bank Ltd, Panchshil Tech Park, Near Ganapathi Chowk, 43/44 Viman Nagar - 411014 drawn on any nationalized or scheduled Bank on or before 29/09/2025 and register their name at https://www.bankeauctions.com and get user ID and password free of cost and get training on e-Auction from the service provider. After their Registration on the website, the intending purchaser/bidder is required to get the copies of the following documents uploaded, e-mail and sent self-attested hard copy at Address- Office no. 404 and 405, Fourth Floor, A wing, ABH Capital Phase-I, opp to Ramayan Bunglow, Tilakwadi, Nashik - 422001 Mobile no. +91 9567626050 e-mail ID rahul.r1@grihumhousing.com For further details on terms and conditions please visit https://www.bankeauctions.com & www.grihumhousing.com to take part in e-au This notice should also be considered as 15 days' notice to Borrower / Co-Borrower / Mortgagor (s)/Guarantor(s) under Rule 8(6) of the Security Interest (Enforcement) Rule-2002

The interested bidders are required to register themselves with the portal and obtain login ID and Password well in advance, which is mandatory for e-bidding, from auction service provider) C1 India PVT LTD. Address- Plot No-68 3rd floo

Note: In any case if there is any difference between the contents of local language publication and English newspaper publication, the Content, of the English newspaper language published in Indian Express shall be prevail. Date: 19-09-2025, Place: Nashik Sd/- Authorised Officer, Grihum Housing Finance Limited (Formerly Known as Poonawalla Housing finance Ltd)