

APPENDIX IV-A
Sale Notice for sale of Immovable Property
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 6(2) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Immovable Property mortgaged to **Indiabulls Housing Finance Ltd. [CIN : L65922DL2005PLC136029] ("Secured Creditor")**, the constructive possession of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on "as is where is", "as is what is" and "whatever there is" basis on **30.03.2024 from 02.00 P.M. to 04.00 P.M.**, for recovery of **Rs. 21,85,087/- (Rupees Twenty One Lakh Eighty Five Thousand Eighty Seven only)** pending towards Loan Account No. **HHLA000492165**, by way of outstanding principal, arrears (including accrued late charges) and interest till **28.02.2024** with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **29.02.2024** along with legal expenses and other charges due to the Secured Creditor from **VIRENDRAKUMAR F PARMAR @ PARMAR VIRENDRAKUMAR FATESINH and PARMAR JASHODABEN FATESINH**.

The Reserve Price of the Immovable Property will be **Rs. 18,00,000/- (Rupees Eighteen Lakh only)** and the Earnest Money Deposit ("EMD") will be **Rs. 1,80,000/- (Rupees One Lakh Eighty Thousand only)** i.e. equivalent to 10% of the Reserve Price.

DESCRIPTION OF THE IMMOVABLE PROPERTY
ALL THAT PIECES AND PARCEL OF RESIDENTIAL PROPERTY BEARING UNIT / FLAT NO. 306, ON THE 3RD FLOOR, ADMEASURING ABOUT 83.11 SQ.MTRS. (SUPER BUILT - UP) IN BLOCK B, IN THE BUILDING / SCHEME KNOWN AS "RAMESHWAR BUNGLOWS AND ARCADE 5" CONSTRUCTED ON THE LAND BEARING (1) SURVEY NO. 1610 (OLD SURVEY NO. 848), (2) SY. NO. 1550 AND OLD SY. NO. 858) (3) SURVEY NO. 1607 (OLD SURVEY NO. 859) & (4) SURVEY NO. 1609 (OLD SURVEY NO. 856), SITUATED, LYING AND BEING AT MOUJE KUHA SIM OF TALUKA DASCROI IN THE REGISTRATION DISTRICT OF AHMEDABAD AND SUB - DISTRICT AHMEDABAD 12 (NIKOL), INDORE HIGHWAY, KUHA, AHMEDABAD - 382433 GUJARAT.

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. **www.indiabullshomeloans.com**. For bidding, log on to **www.auctionfocus.in**

Date : 11.03.2024
Place : AHMEDABAD

Sd/-
Authorized officer
Indiabulls Housing Finance Limited

AXIS BANK LTD. (CIN: L65110GJ1993PLC020769)
Corporate Office : Axis House, Structured Assets Group, C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai - 400025; Tel: +91 9920085385 www.axisbank.com

SALE NOTICE FOR SALE OF MOVABLE AND IMMOVABLE PROPERTY
E-Auction Sale Notice for Sale of Movable and Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower i.e. **Maheeswar Refoils Pvt. Ltd.** and Guarantor(s)/Mortgagor(s)/Owner(s) i.e. **Anilkumar Khajurmal Mehta, Rekhaben Khajurmal Mehta, Geetaben Anilkumar Mehta, Kalpana Rath and Jagruti K. Shah** that the below described immovable properties mortgaged/charged to Axis Bank Ltd., i.e. Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Axis Bank Ltd., i.e. Secured Creditor will be sold on "As is Where is Basis", "As is What is Basis", "Whatever There is Basis" and "No Recourse Basis" on **23rd April 2024**, for recovery of **Rs.9,63,20,714/- (Rupees Nine Crore Sixty Three Lakh Twenty Thousand Seven Hundred Fourteen)** as on **30.06.2019** plus further interest from **01.07.2019** at the contractual rate due to Axis Bank Limited i.e. Secured Creditor from the aforesaid Borrower / Guarantor(s) / Mortgagor(s)/Owner(s). The reserve price will be:

Description Of Property	Reserve Price	Earnest Money Deposit (EMD)	Auction ID
• All that piece and parcel of property located at R.S. No. 37/1 Paiki 2, Mouje Navagam, Tal-Kapadvanj, Dist. Kheda in the name of Mr. Mehta Anilkumar Khajurmal (land admeasuring about 6800 sq. mtrs.).	Rs. 3,85,00,000/- (Rupees Three Crore Eighty Five Lakh)	Rs.38,50,000/- (Rupees Thirty Eight Lakh Fifty Thousand)	295150
• All that piece and parcel of property located at R.S. No. 37/1 paiki 1, Mouje Navagam, Tal-Kapadvanj, Dist. Kheda in the name of Mr. Mehta Anilkumar Khajurmal, Mrs. Mehta Rekhaben Khajurmal, Mrs. Shah Jagruti Kapil and Mrs. Kalpana Rath (land admeasuring about 5206 sq. mtrs.).	Rs. 1,46,00,000/- (Rupees One Crore Forty Six Lakh)	Rs.14,60,000/- (Rupees Fourteen Lakh Sixty Thousand)	295151

The Borrower/Guarantor(s)/Mortgagor(s) attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

For detailed terms and conditions of the sale, please refer to the link provided in **https://www.axisbank.com/auction-notices** and/or **https://axisbank.auctiontiger.net** (Auction ID is mentioned above).

Date : 14th March 2024
Place : Kapadvanj

Sd/- Authorised Officer
Axis Bank Ltd.

TRANS INDIA HOUSE IMPEX LIMITED
(Formerly known as IO System Limited)
CIN: L74110UP1987PLC008764
Registered Office: B-1101, Titanium Square, B/H, Sarveshwar Tower, OPP. B.M.W. Show Room, Thaltej, Ahmedabad - 380 054, Gujarat, INDIA
Email: compliance@tithi.co.in; Tel: +91-79-46008108 Website: www.tithi.co.in

Postal Ballot and Remote E-Voting Information
Notice is hereby given that pursuant to the provisions of Section 108, 110 and other applicable provisions, if any, of the Companies Act, 2013 ("the Act") read with rules framed thereunder ("Rules"), Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended ("SEBI Listing Regulations"), and Secretarial Standards on General Meeting issued by the Institute of Company Secretaries of India read with the General Circular No. 14/2020 dated April 8, 2020, 17/2020 dated April 13, 2020, 22/2020 dated June 15, 2020, 33/2020 dated September 28, 2020, 39/2020 dated December 31, 2020, 10/2021 dated June 23, 2021, 20/2021 dated December 8, 2021, 3/2022 dated May 5, 2022, 11/2022 dated December 28, 2022 and 09/2023 dated September 25, 2023 (the "MCA Circulars") issued by the Ministry of Corporate Affairs, Government of India ("the MCA") and other applicable laws and regulations, (including any statutory modification or re-enactment thereof for the time being in force), Regulation 44 of the Securities and Exchange Board of India ("SEBI"), and other applicable laws and regulations, if any, the approval of the Shareholders of Trans India House Impex Limited ("the Company") being sought through Postal Ballot by voting through electronic means ("remote e-voting") only, for special businesses as set out in the Postal Ballot Notice dated February 5, 2024 together with the Statement pursuant to Section 102 of the Companies Act, 2013, relating thereto.

Members are hereby informed that the Company had on March 13, 2024 completed the dispatch of Postal Ballot Notice containing the proposed resolutions and explanatory statement thereof, only through electronic mode to all the shareholders of the Company, whose names appear in the Register of Members/list of Beneficial Owners as on the "Cut-off date" i.e., March 8, 2024 and whose e-mail addresses are registered with the Company/RTA/Depositories.

The communication of the assent or dissent of the members on the resolutions would take place through the Remote e-voting system only. In this regard, the Company has engaged the service of Central Depository Services (India) Limited (CDSL) for providing the Remote e-voting facility to the shareholders.

Members may note that this Postal Ballot Notice will be available on the Company's website **www.tithi.co.in** and on the website of BSE Limited i.e. **www.bseindia.com** and on the website of CDSL, the agency engaged by the Company for providing the facility of Remote e-voting to the members of the Company at **www.evotingindia.com**.

The voting rights of the Members shall be in proportion to the shares held by them in the paid up equity share capital of the company as on the "Cut-off date". i.e. March 8, 2024 only those equity Members whose names are recorded in the Register of Members of the Company or in the Register of Beneficial Owners maintained by the depositories as on the cut-off date will be entitled to cast their votes by Remote e-voting. A person who is not a member as on the cut-off date should treat this notice for information purposes only.

The Remote e-voting period begins on Friday, March 15, 2024, at 09:00 Hours IST and ends on Saturday, April 13, 2024, at 17:00 Hours IST ("Voting Period"). After the voting period, the Remote e-voting module shall be disabled by CDSL and accordingly the voting shall not be allowed. Once the vote on the resolution is cast by the Members, he/she shall not be allowed to change it subsequently.

Those members whose e-mail address is not registered with the Company/ Depositories, may register the same by completing the process for registration of e-mail address as under:

Physical Holding	For the Shareholders holding shares in physical mode, who have not registered/updated their e-mail addresses and mobile numbers with the Company are requested to furnish their email addresses and mobile numbers to the Company's Registrar and Share Transfer Agent, MAS Services Limited, Office - T-34, 2nd Floor, Okhla Industrial Area, Phase II, New Delhi, Delhi, 110020. Tel: No: 011 - 26307281, 82, 83. Email ID : info@massv.com. Website : www.massv.com.
Demat Holding	By contacting Depository Participant ("DP") and registering e-mail address and mobile number in demat account, as per the process advised by the DP.

The procedure for e-voting has been given in the notes to the Notice of Postal Ballot. For detailed instruction pertaining to remote e-voting, members refer the Frequently Asked Questions ("FAQs") and e-voting manual available at **www.evotingindia.com** in under help section or write an email to **helpdesk.evoting@cslindia.com** or contact at toll free no. 1800 22 55 33. All grievances connected with the facility for voting by electronic means may be addressed to Mr. Rakesh Dalvi, Sr. Manager, (CDSL) Central Depository Services (India) Limited, A Wing, 25th Floor, Marathon Futrex, Mafatlal Mill Compounds, N M Joshi Marg, Lower Parel (East), Mumbai - 400 013 or send an email to **helpdesk.evoting@cslindia.com** or call at toll free no. 1800 22 55 33.

The Board of Directors of the Company has appointed CS Nihal Sharma, Proprietor of Kunal Sharma & Associates, Company Secretary in Practice (Membership No. F 10329 and CP No. 12387) as a Scrutinizer to scrutinize the postal ballot process through remote e-voting only in a fair and transparent manner.

The Result of the Postal Ballot shall be announced within 2 working days from the conclusion of remote e-voting at Company's registered office and the resolutions, if passed by the Members through e-voting are deemed to have been duly passed on the last date specified for the e-voting i.e. April 13, 2024 in terms of Secretarial Standard - 2 on General Meetings ("SS-2") issued by the Institute of Company Secretaries of India and the same shall be communicated to the stock exchange, CDSL and RTA, of the company and the same will be displayed on the website of the company i.e. **www.tithi.co.in**.

For Trans India House Impex Limited
Sd/-
Mrugesh Ashwin Kumar Vyas
Company Secretary and Compliance Officer
Membership No: ACS: 49190

Date: March 14, 2024
Place: Ahmedabad

Gujarat Narmada Valley Fertilizers and Chemicals Limited
(An ISO 9001, ISO 14001, ISO 45001, ISO 50001 Certified Company)
Regd. Office: P.O.Narmadanagar - 392015, Dist: Bharuch (Gujarat), India
CIN: L24110GJ1976PLC002903, Website: www.gnfc.in

OPEN TENDER NOTICE PROCUREMENT OF METHANOL
GNFC intend to procure approx. 6,000 MT Methanol for its plant located at Bharuch, Dist. Bharuch, Gujarat.
For detailed specification and other terms, please visit web notice placed on our website www.gnfc.in (in Tenders → Tender Notice → Materials Management Department).
Last date and time of response: 18.03.2024 @ 14.00 hrs.

AXIS BANK LTD. (CIN: L65110GJ1993PLC020769)
Corporate Office, Axis House, Structured Assets Group, C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai - 400025
Tel: +91 9920085385 | www.axisbank.com

SALE NOTICE FOR SALE OF MOVABLE AND IMMOVABLE PROPERTY
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 6(2) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower i.e. **Advance Syntex Ltd. and Guarantor(s)/Mortgagor(s)/Owner(s) i.e. Bhavan Dhirendra Vora, Dhirendra Jayantilal Vora, Devang Dhirendra Vora and Darshana Vora** that the below described immovable property mortgaged/charged to Axis Bank Ltd., i.e. Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Axis Bank Ltd., i.e. Secured Creditor will be sold on "As is Where is Basis", "As is What is Basis", "Whatever There is Basis" and "No Recourse Basis" on **23rd April 2024**, for recovery of **Rs.25,35,21,460.39/- (Rupees Twenty Five Crore Thirty Five Lakh Twenty One Thousand Four Hundred & Sixty and Paise Thirty Nine)** as on **28.02.2022** plus further interest from **01.03.2022** at the contractual rate due to Axis Bank Limited i.e. Secured Creditor from the aforesaid Borrower / Guarantor(s) / Mortgagor(s)/Owner(s). The reserve price will be:

Description Of Property	Reserve Price	Earnest Money Deposit (EMD)	Auction ID
Leasehold Factory Land (from GIDCO) and building situated at Plot No.104, Por, Ramangamdi Industrial Estate, Near Rhine Engineering Ltd., R.S. No.653/P. 654/P & 993/P, Por, Vadodra admeasuring approx. 1011.60 square metres together with all the building and structures thereon	Rs. 1,54,00,000/- (Rupees One Crore Fifty Four Lakh)	Rs.15,40,000/- (Rupees Fifteen Lakh Forty Thousand)	295152
Stock, fixtures, fittings and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth, both present and future lying on Plot No.104 mentioned hereinabove	Rs. 39,00,000/- (Rupees Thirty Nine Lakh)	Rs.3,90,000/- (Rupees Three Lakh Ninety Thousand)	295153
Leasehold Factory Land (from GIDCO) and building situated at C1B-2332/ & 238/2, Por, Ramangamdi Industrial Estate, Near Rhine Engineering Ltd., R.S. No.1037/P. 1038/P & 1039/P, Por, Vadodra admeasuring approx. 1406 square metres together with all the building and structures thereon	Rs. 24,00,000/- (Rupees Twenty Four Lakh)	Rs.24,00,000/- (Rupees Twenty Four Lakh)	295154
Stock, fixtures, fittings and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth, both present and future lying on C1B-2332/ & 238/2 mentioned hereinabove	Rs. 41,00,000/- (Rupees Four Lakh Ten Thousand)	Rs.4,10,000/- (Rupees Four Lakh Ten Thousand)	295155

The Borrower/Guarantor(s)/Mortgagor(s) attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

For detailed terms and conditions of the sale, please refer to the link provided in **https://www.axisbank.com/auction-notices** and/or **https://axisbank.auctiontiger.net** (Auction ID is mentioned above).

Date : 14th March 2024 | Place : Vadodra
Sd/- Authorised Officer
Axis Bank Ltd.

APPENDIX IV-A
Sale Notice for sale of Immovable Property
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 6(2) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Immovable Property mortgaged to **Assets Care & Reconstruction Enterprise Ltd. [CIN : U65993DL2002PLC115769] ("Secured Creditor")**, the physical possession of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on "as is where is", "as is what is" and "whatever there is" basis on **30.03.2024 from 02.00 P.M. to 04.00 P.M.**, for recovery of **Rs. 1,08,48,842/- (Rupees One Crore Eight Lakh Forty Eight Thousand Eight Hundred Forty Two only)** pending towards Loan Account No. **G0080XXIII [Old Loan Account No. HLAPSUR00343105]**, by way of outstanding principal, arrears (including accrued late charges) and interest till **07.03.2024** with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **08.03.2024** along with legal expenses and other charges due to the Secured Creditor from **MIKESH ARJANBHAI MANIYA (PROPRIETOR, GOLDMOOR HOSPITALITY), VANDANABEN B MANIA @ MANIYA VANDANABEN, SEEMA MIKESHKUMAR MANIYA @ MANIYA SEEMA MIKESHBHAI and BHARATBHAI ARJANBHAI MANIA @ MANIYA BHARAT @ BHARAT KUMAR MANIA**.

The above Loan Account bearing No. **HLAPSUR00343105**, along with all right(s), title(s), interest(s), underlying security(ies), pledge(s) and / or guarantee(s), including the Immovable Property, had been assigned by Indiabulls Housing Finance Ltd. ("IHFL") to Indiabulls Asset Reconstruction Co. Ltd. ("IARCL") vide Assignment Agreement dated **31.12.2021**, which was renumbered by IARCL as **G0080XXIII**. The said Loan Account has been further assigned by IARCL to and in favour of the Secured Creditor, acting as a **Trustee of ACRE-102-Trust**, vide Assignment Agreement dated **29.06.2022**.

The Reserve Price of the Immovable Property will be **Rs. 36,25,000/- (Rupees Thirty Six Lakh Twenty Five Thousand only)** and the Earnest Money Deposit ("EMD") will be **Rs. 3,62,500/- (Rupees Three Lakh Sixty Two Thousand Five Hundred only)** i.e. equivalent to 10% of the Reserve Price.

DESCRIPTION OF THE IMMOVABLE PROPERTY
PROPERTY SITUATED AT DISTRICT SURAT, SUB DISTRICT KAMREJ TALUKA, MOUJE GAM SARTHANA, REVENUE SURVEY NO. 147, BLOCK NO. 144/B, NON AGRICULTURAL LAND TOTAL ADMEASURING 13,171 SQ. MTS. OF THAT WHOLE LAND, LAND ON NORTHERN SIDE OF SUB PLOT - 2 OF NON AGRICULTURAL OPEN LAND ADMEASURING 3178.26 SQ. MTS.(WHICH IS GIVEN BLOCK NO. 144/B/2 AS PER COMPUTERISED 71/2 ADMEASURING 3178 SQ. MTS.), WHICH IS GIVEN TR SCHEME NO. 21 (SARTHANA-SIMADA) AND ALLOTTED FINAL PLOT NO. 58/1 ADMEASURING 3027 SQ. MTS. OVER THAT LAND NONAGRICULTURAL LAND COMMERCIAL BUILDING CONSTRUCTED THEREON WHICH IS KNOWN AS "RISE ON PLAZA". IN THAT BUILDING ON GROUND FLOOR SHOP / OFFICE NO. 21 REGISTERED PROPERTY SUPER BUILT - UP AREA 646.67 SQ. FEET, BUILT - UP AREA 465.60 SQ. FEET EQUIVALENT TO 43.27 SQ. MTS. AND CARPET AREA ADMEASURING 388 SQ. FEET EQUIVALENT TO 36.06 SQ. MTS. ALONGWITH UNDIVIDED PROPORTIONATE SHARE IN THE PROPERTY WHICH IS BOUNDED AS UNDER: EAST : LAND OF SUB PLOT NO. 145. SOUTH : 60 MTR. ROAD. WEST : LAND OF SUB PLOT NO. 1. NORTH : LAND OF SUB PLOT NO. 3

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. **www.acreindia.in**; For bidding, log on to **www.auctionfocus.in**

Date : 13.03.2024
Place : SURAT

Sd/-
AUTHORIZED OFFICER
ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD.
TRUSTEE OF ACRE-102-TRUST

POSSESSION NOTICE
(for immovable property)

Whereas,

The undersigned being the Authorized Officer of **INDIABULLS HOUSING FINANCE LIMITED (CIN:L65922DL2005PLC136029)** under the 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 Notice dated **12.11.2022** calling upon the Borrower(s) **ANIL KUMAR MISHRA ALIAS ANIL KUMAR RAMBUJHART MISHRA PARTNER GUJARAT GREENS, MISHRA MAYA ANIL KUMAR PARTNER GUJARAT GREENS, GUJARAT GREENS (THROUGH ITS PARTNER) AND NAKUM DEVJIBHAI ALIAS NAKUM DEVJIBHAI RUDABHAI (GUARANTOR)** to repay the amount mentioned in the Notice being **Rs. 24,96,607.63 (Rupees Twenty Four Lakhs Ninety Six Thousand Six Hundred Seven and Paise Sixty Three Only)** against Loan Account No. **HLHJMR00463656** as on **07.11.2022** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Possession** of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on **10.03.2024**.

The Borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of **INDIABULLS HOUSING FINANCE LIMITED** for an amount of **Rs. 24,96,607.63/- (Rupees Twenty Four Lakhs Ninety Six Thousand Six Hundred Seven and Paise Sixty Three Only)** as on **07.11.2022** and interest thereon.

The Borrowers' attention is invited to provisions of Sub-Section (8) of Section 13 of the Act in respect of time available, to redeem the Secured Assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY
ALL THAT PIECE OF OPEN LAND BEARING SUB PLOT NO. 299/2, ADMEASURING 85.12 SQ. MTRS. WITH RESIDENTIAL CONSTRUCTION ADMEASURING 105.08 SQ. MTS. OF AMALGAMATED PLOT NO. 299 OF THE LAND OF R. S. NO. 37 PAKI 3 CONVERTED INTO NON AGRICULTURE FOR RESIDENTIAL PURPOSE KNOWN AS "TIRUPATI PARK-2", SITUATED WITHIN THE LIMITS OF VILLAGE DHINCHADA OF TALUKA AND DISTRICT JAMNAGAR AND BOUNDED AS UNDER:

EAST : 7.50 MTS. WIDEROAD	WEST : PLOT NO. 315 AND 316
NORTH : JOINT SUB PLOT NO. 299/3	SOUTH : JOINT SUB PLOT NO. 299/1

Date : 10.03.2024
Place : JAMNAGAR

Sd/-
Authorized Officer
INDIABULLS HOUSING FINANCE LIMITED

SHIVALIK SMALL FINANCE BANK LTD.
Registered Office : 501, Salcon Aarum, Jasola District Centre, New Delhi - 110025
CIN : U65900DL2020PLC366027

AUCTION NOTICE
The following borrowers of Shivalik Small Finance Bank Ltd. are hereby informed that Gold Loan's availed by them from the Bank have not been adjusted by them despite various demands and notices including individual notices issued by the Bank. All borrowers are hereby informed that it has been decided to auction the Gold ornaments kept as security with the Bank and accordingly **28.03.2024** has been fixed as the date of auction at **03:00 pm** in the branch premises from where the loan was availed. All, including the borrowers, account holders and public at large can participate in this auction on as per the terms and conditions of auction. The auction will be conducted online **https://egld.auctiontiger.net** on **28.03.24** from **03:00 pm** to **05:00 pm**.

Branch	Account No.	Acct Holder name	Father's/ Spouse Name	Address	Ac opening Date	Payoff
GHAZIABAD	101542512664	KUNAL BISWAS	C/O KSHITINDRA BISWAS	E 301, JAHANGIRABAD DANDI MORABHAGAL ROAD, BEHIND BOTANICAL GARDEN , SANGINI GARDENIA, BHESAN, SURAT GJ 395005	08-06-2023	745,299.7

Auction date is **28.03.2024 @ 03:00 pm**.

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

Authorised Officer, Shivalik Small Finance Bank Ltd.

APPENDIX IV-A
Sale Notice for sale of Immovable Property
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 6(2) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Immovable Property mortgaged to **Indiabulls Housing Finance Ltd. [CIN: L65922DL2005PLC136029] ("Secured Creditor")**, the physical possession of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on "as is where is", "as is what is" and "whatever there is" basis on **30.03.2024 from 02.00 P.M. to 04.00 P.M.**, for recovery of **Rs. 31,44,025/- (Rupees Thirty One Lakh Forty Four Thousand Twenty Five only)** pending towards **Loan Account No. HHLSUR00280938**, by way of outstanding principal, arrears (including accrued late charges) and interest till **09.03.2024** with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **10.03.2024** along with legal expenses and other charges due to the Secured Creditor from **RAMESHBHAI C. RANGANI and MINAKSHIBEN RAMESHBHAI RANGANI**.

The Reserve Price of the Immovable Property will be **Rs. 16,20,000/- (Rupees Sixteen Lakh Twenty Thousand only)** and the Earnest Money Deposit ("EMD") will be **Rs. 1,62,000/- (Rupees One Lakh Sixty Two Thousand only)** i.e. equivalent to 10% of the Reserve Price.

DESCRIPTION OF THE IMMOVABLE PROPERTY
PROPERTY BEARING OPEN PLOT NO. 296 ADMEASURING 96.25 SQ. MTS. AS PER PASSING PLAN UNDIVIDED SHARE OF LAND IN ROAD 34.64 SQ. MTS. AND UNDIVIDED SHARE OF LAND IN COP 14.73 SQ. MTS., TOTAL ADMEASURING 145.62 SQ. MTS., IN "SUNDARVAN RESIDENCY" SITUATED AT REVENUE SURVEY NO. 88, BLOCK NO. 83, ADMEASURING HECTOR AREA SQ. MTS. 1-18-92, AAKAR RS. 15.62 PAISA AND REVENUE SURVEY NO. 89, BLOCK NO. 84, ADMEASURING HECTOR AREA SQ. MTS. 1-66-48, AAKAR RS. 21.94 PAISA AND REVENUE SURVEY NO. 90, BLOCK NO. 85, ADMEASURING HECTOR AREA SQ. MTS. 0-68-97, AAKAR RS. 8.75 PAISA, AFTER AMALGAMATION NEW BLOCK NO. 83 ADMEASURING HECTOR AREA 3-54-37 SQ. MTS. OF MOUJE VILLAGE NNASAD, TA KAMREJ, DIST. SURAT - 394180, GUJARAT.

EAST : ADJOINING PLOT NO. 321, 322.
WEST : ADJOINING INTERNAL SOCIETY ROAD.
NORTH : ADJOINING PLOT NO. 297.
SOUTH : ADJOINING SOCIETY BOUNDARY.

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. **www.indiabullshomeloans.com**. For bidding, log on to **www.auctionfocus.in**

Date : 11.03.2024
Place : SURAT

Sd/-
Authorized officer
Indiabulls Housing Finance Limited

यूनियन बैंक
Union Bank of India

(BRANCH - KANDIVALI EAST)
PATEL APARTMENT, CHINTABHAI PATEL ROAD, KANDIVALI EAST, MUMBAI - 400101
PHONE - 922-2885294/1922-28870798

POSSESSION NOTICE
(Rule-8 (1)) (For Immovable Property)

Whereas,

The undersigned being the Authorised officer of Union Bank of India, Patel apartment, Chintabhai Patel road, Kandivali east, Mumbai - 400101, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(2) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **08.03.2023** calling upon the Borrower **Mr. Mukesh Ratilal Makwana and Mrs. Hetal Mukesh Makwana** to repay the amount mentioned in the notice being **Rs. 27,91,205.55/- (Rupees Twenty Seven Lakhs Ninety One Thousand Two Hundred Five and Fifty Five Paise Only)** within 60 days from the date of receipt of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken symbolic possession of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with rule 9 of the said rules on this day **09-03-2024**.

The Borrower/Guarantor in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Union Bank of India for an amount **Rs. 27,91,205.55/- (Rupees Twenty Seven Lakhs Ninety One Thousand Two Hundred Five and Fifty Five Paise Only)** and interest thereon.

Description of the Immovable Property
Flat No.504 & 505 all are on Fifth Floor admeasuring about 150 Sq. Yds. i.e. 125.42 Sq. Mtrs. (of Flat Numbers 504) and adm. 145 Sq.Yds. i.e., 121.24 Sq.Mtrs. (of Flat Numbers. 505) along with undivided share of land along with right to use and enjoy common amenities and all other common rights including roads, common places, common parking place etc. situated in the scheme known as "AAVISHKAR APARTMENT", which is developed by M/s. Aditya Developers, a Partnership Firm, constructed on the N. A. Land bearing Revenue Survey No. 530 paiki of Final Plot No. 37 paiki land adm. 1150 Sq. Mtrs. of Town Planning Scheme No. 1, being, lying and situated at Mouje Vejalpur, Taluka Ahmedabad City (West), Dist. Ahmedabad in the Registration Sub District of Ahmedabad-10 (Vejalpur).

Date: 09-03-2024
Place: Ahmedabad

Sd/-
For Union Bank Of India
Authorised Officer

NATIONAL COMPANY LAW TRIBUNAL, AHMEDABAD
1st & 2nd Floor, Corporate Bhawan, Opposite Zydhus Hospital, Thaltej - Sarkhej - Gandhinagar Highway, Ahmedabad, Gujarat 380059

PUBLIC NOTICE
(Under the provisions of the Section 102 of the Insolvency and Bankruptcy Code, 2016)

FOR THE ATTENTION OF THE CREDITORS OF MR. HIMANSHU HARSHAD CHOKSI (Personal Guarantor to M/s. Choksi Tube Co Limited CIN : U27100GJ1962PLC001760)

RELEVANT PARTICULARS	
1 Name of Personal Guarantor	Mr. Himanshu Harshad Choksi
2 Address of personal Guarantor	2, Krishna Society, Ellisbridge, Ahmedabad - 380006.
3 Details of the order admitting the application	Kirtanlal & Sons filed a case against Mr. Himanshu Harshad Choksi, the Personal Guarantor of M/s. Choksi Tube Co Limited with Hon'ble NCLT, Ahmedabad Bench. The case got admitted on March 04, 2024 (Order Received by RP on March 10, 2024), for Initiation of the Insolvency Resolution Process against the Personal Guarantor, Mr. Himanshu Harshad Choksi.
4 Insolvency Process Commencement date in respect of Personal Guarantors	March 04, 2024 being date of order (Order received by RP on March 10, 2024)
5 Estimated date of closure of Insolvency Resolution Process	August 31, 2024; being 180th day from date of order
6 Last date for submission of claims	April 04, 2024 (21 days from the date of issue of this notice)
7 Name and registration number of the insolvency professional acting as resolution professional	CA IP Hiten Ratilal Abhani IBBI/IPA-001/IP-P02068/2020-21/132311 AFA : AFA: A11/13231/02/051124/106241 (Valid till 05/11/2024)
8 Address and e-mail of the resolution professional, as registered with the Board	Reg. Address : A/502, Ship Corporate Park, B/h. Rajpath Club, Rajpath Rangoli Road, Ahmedabad, Gujarat- 380054. Reg.Email : habhani@gmail.com
9 Address and e-mail to be used for correspondence with the resolution professional	Hiten Ratilal Abhani Address : A/502, Ship Corporate Park, B/h. Rajpath Club, Rajpath Rangoli Road, Ahmedabad, Gujarat- 380054. Process Specific Email : pg.himanshuchoksi@gmail.com
10 Relevant Forms	Weblink : https://www.ibbi.gov.in/home/downloads

Notice is hereby given that the National Company Law Tribunal, Ahmedabad Bench in the case of Insolvency Resolution Process under Section 95 of the code has ordered the commencement of an Insolvency Resolution Process of **Mr. Himanshu Harshad Choksi on March 04, 2024 (Order Received by RP on 10.03.2024)**.

The creditors of **Mr. Himanshu Harshad Choksi** are hereby called upon to submit their claims with proof on or before **April 04, 2024** (21 days from the date of issue of this notice) in Form B under Regulation 7(1) of the Insolvency and Bankruptcy Board of India (Insolvency) Resolution Process for Personal Guarantors to Corporate Debtors) Regulations 2019.

The creditors shall submit their claims to the Resolution Professional with proof through electronic means, or by hand or registered post or speed post or courier.

Submission of false or misleading proofs of claim shall attract penalties or imprisonment in accordance with the provisions of the Insolvency and Bankruptcy Code, 2016 and any other applicable laws.

Sd/-
Hiten Ratilal Abhani
Resolution Professional
Date : 14.03.2024
Place