

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION

(A Government of Maharashtra Undertaking)

E-Tender Notice No./34/2024

Sealed tenders are invited for the work from the registered contractors.

Sr. No.	Name of work	Estimated Cost in Rs.	Period for blank E-Tender available on web Site (www.midcindia.org)	
			From	To
1	Providing Project management consultancy services for the work of Panchaganga River pollution control measures - Upgradation of CETPs with ZLD and allied works in co. op Indl estate of Ichalkaranji, Hatkanangale & Yadrav in Kolhapur District. (PQ form Available on MIDC Website www.midcindia.org)	0.00/-	07/10/2024	04/11/2024

SRM-E-TENDER NOTICE

MSETCL invites online bids (E-Tender) from reputed and registered contractors on Mahatransco SRM-E-Tendering website <https://srm.e-tender.mahatransco.in> for following works.

RFx No. & E-Tender No.	Description	Amount (In Rs.)
RFx No. 7000033795 EE/400 KV/RS/O&M/DN/ Tech/SRM-E-Tender-15/2024-25	E-Tender (1st Call) providing & fixing 2x2 36 watt LED panel lights for control room, relay room and PLC room at 400KV RS Kalwa under 400KV RS O&M Dn Kalwa	Tender Fee: ₹. 500/- + GST EMD Amount: ₹. 5000/- Estimated Cost: ₹. 3,68,160/- (Including all taxes).

Submission of E-Tender documents Date: 02.10.2024 at 00.00 Hrs to 08.10.2024 upto 23:59 Hrs
Technical Opening: 09.10.2024 at 11:00 Hrs (if possible)
Commercial Opening: 10.10.2024 at 11:00 Hrs (if possible).

Contact Person: Executive Engineer/ Addl.EE (O) & Mob No. 9769213914/9619892013
Sd/-
Executive Engineer (400KV RS O&M Dn Kalwa)

TERMS & CONDITIONS:

- E-Tender documents can be downloaded online from the aforesaid Website within the aforesaid date & time. Accordingly, bidder can view / download the tender document from Technical RFx tab available in concerned RFx.
- Accordingly, the Bidder have to login from his SRM user ID and have to register for the concerned RFx. Thus, bidders have to click on Participate Tab in the concerned RFx for participating in that RFx.
- The E.M.D. and Tender Fees is to be paid online only through SRM E-Tenders (New) Portal within the tender sale period.
- The Bidder should have to submit their bids online well in advance within the aforesaid date & time instead of waiting till last date. MSETCL will not be responsible for non-submission of Bids due to any website related problem.
- Only the vendors registered at SRM e-Tenders (New) Portal of MSETCL should participate in the RFx and can submit the bid.
- The undersigned reserves the right to cancel the above E-Tender at any stage without assigning any reason.
- If due to unavoidable reason version is created then the bidder is requested to reload the bids.

Note: All eligible Supplier / Contractors are mandated to get enrolled on SRM E-Tenders (New) portal of MSETCL.

ICICI Home Finance

Corporate Office: ICICI Home Finance Company Limited ICICI HFC Tower, Andheri - Kuria Road, Andheri (East), Mumbai - 400059, India
Branch Office: A-402, 4th Floor, S V Road, Borivali West, Mumbai, Maharashtra- 400022
Branch Office: 301-A, NIKUNJ Signature, 3rd floor, Ambadi Road, Vashi West, Maharashtra-401202
Branch Office: 1st floor, Office No. P02147, Harmony Plaza, Opp. SBI, Boser, Dist.- Palghar - 401501
Branch Office: Shop No. 301, 302, 303, 3rd floor, Next Level Mall, in front of Hotel Grand Mahelli, Camp Road, Amravati- 444601

Notice for sale of immovable assets through Private Treaty
Sole Notice for Sale of Immovable Assets through Private Treaty under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8 (b) (i) of the Securitization (Enforcement) Rules, 2002
ICICI Home Finance Company Limited (ICICI HFC) conducted several Auctions for the sale of the mortgaged property mentioned below, however, all such Auctions failed. Now, an interested buyer has approached ICICI HFC with an offer to purchase at Reserve Price (Please refer below table). 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 Possession of which has been taken by the Authorized Officer of ICICI Home Finance Company Ltd., will be sold on "As is where is", "As is what is", and "Whatever there is", by way of Private Treaty as per the brief particulars given hereunder:

Sr. No.	Name of Borrower(s)/ Guarantors/ Legal Heirs, Loan Account No.	Details of the mortgaged property with known encumbrances, if any	Amount Outstanding	Reserve Price	Date and Time of Property Inspection	Date and Time of Auction	One Day before Auction Date	Sarfaesi Stage
1	Sawale Dubey (Borrower) Pooja Devi (Co-Borrower) Loan Account No. LHM000001141141 & LHB000001141462	Flat No. B/402, 4th Floor, Building No. 3, Rahul Nagar, Village Kurgaon, Boisar (W), Tal- Palghar, Dist. Thane	Rs. 30,86,542/- September 20, 2024	Rs. 9,00,000/- Rs. 90,00,000/-	October 11, 2024 11:00 AM 03:00 PM	October 22, 2024 02:00 PM 03:00 PM	October 21, 2024 before 04:00 PM	Physical Possession
2	Suratbhadur J. Narayan (Borrower) Nijra Suratbhadur Nagaraj (Co-Borrower) Loan Account No. NHMUM00000851204	Flat No. 009 in "B" Wing in Building No. 3 on Ground Floor in the Building known as "Yamuna Shrushti Iochapur Residency", Land Bearing Survey No. 47/2A, 47/3B, 47/6C, 48/1, 48/2B, Being and Situated at Village Parani Talathi Saza- Kurgaon, Taluka- Palghar, Dist. Thane Within the Area of Gram Panchayat Palghar & Area Jurisdiction Under Sub-Registrar Palghar	Rs. 28,19,913/- September 20, 2024	Rs. 9,00,000/- Rs. 90,00,000/-	October 11, 2024 11:00 AM 03:00 PM	October 22, 2024 02:00 PM 03:00 PM	October 21, 2024 before 04:00 PM	Physical Possession
3	Arun Kumar V Tiwari (Borrower) Singh Ramesh (Guarantor) Loan Account No. NHMUM00001278653	Flat No. 201, 2nd Floor, Building No. 10, Oswal Dream City, Survey No. 82/3B, Palghar West, Palghar- 401404	Rs. 25,95,606/- September 20, 2024	Rs. 9,00,000/- Rs. 90,00,000/-	October 11, 2024 11:00 AM 03:00 PM	October 22, 2024 02:00 PM 03:00 PM	October 21, 2024 before 04:00 PM	Physical Possession
4	Amil Baburao Pujari (Borrower) Yashoda Baburao Pujari (Co-Borrower) Loan Account No. NHMUM00000815097 & NHMUM00000997848	Flat No. 001 On The Ground Floor in Wing No. "B" in The Building No. "3", in The Complex Known As "Royal Gardens", Constructed on N.A. Land Bearing Survey No. 43, Heisa No. 4, Lying Being and Situate at Lying Being and Situate at Village Kurgaon, Taluka Palghar, District Thane Within The Area of Sub-Registrar at Palghar.	Rs. 13,50,954/- September 20, 2024	Rs. 7,00,000/- Rs. 70,00,000/-	October 11, 2024 11:00 AM 03:00 PM	October 22, 2024 02:00 PM 03:00 PM	October 21, 2024 before 04:00 PM	Physical Possession
5	Pramod Shrikrushna Chaudhari (Borrower) Seema Pramod Choudhari (Co-Borrower) Loan Account No. LHAM00001271998	House Constructed on Plot No. 13 At Field Survey No. 13/1 Vide Revenue Case No. Npa-34/ yerala-27/1985-86 Within The Limits of Nagar Parshad Morshi And Within The Jurisdiction Of Sub-Registrar Office Morshi At Moje Yerala Tq. Morshi Dist. Amravati	Rs. 65,97,214/- September 20, 2024	Rs. 22,00,000/- Rs. 2,20,00,000/-	October 11, 2024 11:00 AM 03:00 PM	October 22, 2024 02:00 PM 03:00 PM	October 21, 2024 before 04:00 PM	Physical Possession

The online auction will be conducted on website (URL: <https://assets.matexuctions.com>) of our auction agency MateX Pvt Ltd. The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) (Refer Column E) at ICICI Home Finance Company Limited, Branch Office Address mentioned on top of the article or before October 21, 2024 before 04:00 PM. The Prospective Bidder(s) must also submit a signed copy of the Registration Form & Bid Terms and Conditions form at ICICI Home Finance Company Limited, Branch Office Address mentioned on top of the article or before October 21, 2024 before 05:00 PM. Earnest Money Deposit Demand Draft (DD) should be from a Nationalized/Scheduled Bank in favor of "ICICI Home Finance Company Ltd. - Auction" payable at Thane, Palghar, Amravati.

The general public is requested to submit their bids higher than the amount being offered by the interested buyer mentioned above. It is hereby informed that in case no bids higher than the amount being offered by the aforementioned interested buyer is received by ICICI HFC, the mortgaged property shall be sold to the said interested buyer as per Rule 8 (b) (i) of the Securitization (Enforcement) Rules, 2002. For any further clarifications with regards to inspection, terms and conditions of the sale or submission of bids, kindly contact ICICI Home Finance Company Limited on 9928007300.

The Authorized Officer reserves the right to reject any or all the bids without furnishing any further reasons.

For detailed terms and conditions of the sale, please visit <https://www.icicihfc.com>
Date : October 04, 2024
Place : Thane, Palghar, Amravati
Authorized Officer, "ICICI Home Finance Company Limited"
CIN Number U65922MH1999PLC120106

BRIHANMUMBAI MAHANAGARPALIKA

No. Dy.Ch. Eng./M&E/2414/W.S. dt. 30.09.2024

e-TENDER NOTICE

The Municipal Commissioner of Greater Mumbai invites online e-Tenders for the following works on "Item Rate Basis" from the eligible bidders. The Bid Start Date & time and Bid End Date & time is specified in the detailed tender notice on BMC's website as well as on NIC Portal under "Tenders" section.

BRIHANMUMBAI MUNICIPAL CORPORATION

e-Tender Notice

Department : Ch. Engg. (M&E)
Section : Dy .Ch. Engg. (M&E) W. S.
e-tender No. : 1. 2024_MCGM_1099336_3
2. 2024_MCGM_1099067_1
Subject : 1. SITC of UPS Systems at Akurli Maternity Home in R/S ward, Mother And Child Hospital R/C ward, and Rawalpada Maternity R/N ward on turnkey basis.
2. SITC of UPS Systems at Riddhi Siddhi Garden Maternity Home in P/N ward, B. G. Kher Maternity Home in H/E ward & Choksi Maternity Home P/N ward.
Bid Start : Date : 04.10.2024 Time-11.00 am
Bid End : Date : 10.10.2024 Time-16.00 pm
Portal : <http://portal.mcgm.gov.in> <https://mahatenders.gov.in>
Contact Person : 1. E.E. (M&E) W.S-I. 2. E.E. (M&E) W.S.-II (i/c)
a) Name : 1. Shri Jayant Shirsath 2. Shri. Pravin Ayare
b) Contact No. (Office) : 022-29670343
c) Telephone No. : 022-29675862
d) e-mail Address : 1. eews01.me@mcgm.gov.in
2. eews02.me@mcgm.gov.in

The intending tenderers shall visit the Municipal website <http://portal.mcgm.gov.in/or> NIC Portal <https://mahatenders.gov.in> for further details of the tender. The tender documents will not be issued or received by post/courier.

Sd/-
Dy.Ch.Engg. (M.&E.)W.S.
Let's together and make Mumbai Malaria free

PUBLIC NOTICE

Notice is hereby given that (1) Dilip G. Rane, (2) a) Nanda C. Rane b) Priyanka C. Rane, c) Megha C. Rane (Legal heirs of Chandrashekhar Rane), (3) a) Mamta M. Rane, b) Divyashree M. Rane (being Legal heirs of Milind Rane) ("Lessees") are having undivided share in and sufficiently seized and possessed of a) the under mentioned land ("Land") and b) are holding under-mentioned shares ("Shares") of Hindu Friend's Co-operative Housing Society Ltd. ("Society") and c) the building known as Rane Sadan ("Building") standing on the under mentioned Land. Hereinafter the Land, Shares and Building shall collectively be referred to as the "Property" as more particularly described in the Schedule hereunder written. I am investigating the undivided right of Lessees in the said property and verifying their title in the said property.

All entities/persons including any bank or financial institution having any right, title, benefit, interest, claim or demand in respect of the said Property or any part thereof or any part thereof, by way of sale, exchange, lease, sub-lease, assignment, mortgage, charge, lien, inheritance, bequest, succession, gift, maintenance, easement, trust, tenancy, sub-tenancy, license, occupation, possession, family arrangement/settlement, decree or order of any court of Law, contract / agreement, development rights, TDR, partnership, any writing and/or arrangement or otherwise howsoever, are hereby required to make the same known in writing, along with supporting documentary evidence, to the undersigned at the address and email id mentioned below, within 14 (fourteen) days from the date of publication hereof, failing which no complaint/objection shall be entertained and such right, title, benefit, interest, claim and/or demand, if any, shall be deemed to have been waived and/or abandoned and my clients shall proceed to enter into the transaction.

The Schedule of the Property:

- 5 fully paid up shares of Rs.50/-each bearing distinctive nos. 96 to 100 (both inclusive) bearing Share Certificate No. 11 and 5 fully paid up shares of Rs.50/-each bearing distinctive nos. 558 to 562 (both inclusive) bearing Share Certificate No. 88 issued by Hindu Friend's Co-operative Housing Society Ltd.
- All that piece and parcel of leasehold land bearing CTS no.15 area admeasuring 867.10 sq.mtr., CTS no 16/1 area admeasuring 12.00 sq.mtr. and CTS no 16/2 area admeasuring 12.00 sq. mtr. total admeasuring about 900.10 sq.mtrs of Village Ismailia, Taluka CTSO Andheri as per Property Card situated at Hindu Friend's CHSL, Jogeshwari (East), Mumbai 400060 together with ownership rights in respect of the building known as "Rane Sadan" standing on the land.

Dated this 04th day of October, 2024

Krishna Tanna Associates
Proprietor
Advocates and Solicitors (England and Wales)
Ground floor, Hareesh Ichha, Plot No.10, Navay Society,
N. S. Road No. 1026, Adm. 1170 Sq. Mtrs., Mumbai-401056,
Email:- krishnatanna@tannaassociates.in, tannakrishna@gmail.com

PUBLIC NOTICE OF AN AUCTION FOR SALE CREATIIVE POWERTECH PRIVATE LIMITED (IN LIQUIDATION)

Regd. Office:- W - 132A, MIDC, Ambad, Nashik, Maharashtra, India - 422010
(CIN - U51505MH2008PTC182777)

E-Auction Sale Notice is hereby given to the public in general regarding the sale of assets owned by Creatiive Powertech Private Limited (in Liquidation) ("Corporate Debtor") as follows:

- Sale as Going Concerns
- Sale of a Set of Assets collectively
- Sale of Assets of the Corporate Debtor in parcels
 - Parcel 1- Plant & Machinery
 - Parcel 2- Inventory

The sale is being offered by the Liquidator appointed by the Honble NCLT, Mumbai Bench -IV vide order no. IA(IB)(Liq.)/29/MB/2024 in CP (IB) No.1294/MB-IV/2022 dated 16th May, 2024 (date of receipt of order - 18th May, 2024) under the Insolvency and Bankruptcy Code, 2016 ("Code").

The assets of Corporate Debtor, forming part of its liquidation estate under section 35(1)(f) of Insolvency and Bankruptcy, 2016 ("IBC") read with Regulation 33 of the Insolvency and Bankruptcy Board of India (Liquidation Process) Regulations 2016, is being offered for sale. The bidding shall take place through online e-auction service provider Linkstar Infosys Private Limited on the website: eauctions.co.in/

Sr. No.	PARTICULARS	DETAILS
1	Date and Time of Auction	Date: 09.11.2024 Time: 11:30 AM (with unlimited extension of "5 minutes")
2	Process specific address of the Liquidator	Address: Arun Kapoor C/o Ancora Resolution Private Limited, 1412, 14th Floor, Real Tech Park, Sector 30A, Vashi, Navi Mumbai - 400703. Reg. Email Id: arun.kapoor58@yahoo.in Process specific e-mail id: creatiivepowertech.ihbc@gmail.com

Particulars	Reserve Price	Earnest Money	Incremental Bid Value
Option A- Sale of Assets of the Corporate Debtor as Going Concern as per Regulation 32(e) of the IBC/Liquidation Process Regulation 2016	Rs. 3,75,00,000/- (Rupees Three Crores Seventy-Five Lakhs Only)	Rs. 37,50,000/- (Rupees Thirty-Seven Lakhs Fifty Thousand Only)	Rs. 5,00,000/- (Rupees Five Lakhs Only)
Option B- Sale of a Set of Assets of Corporate Debtor collectively.	Rs. 3,75,00,000/- (Rupees Three Crores Seventy-Five Lakhs Only)	Rs. 37,50,000/- (Rupees Thirty-Seven Lakhs Fifty Thousand Only)	Rs. 5,00,000/- (Rupees Five Lakhs Only)
Option C- Sale of assets of the Corporate Debtor in parcels.			
Parcel 1- Plant & Machinery	Rs. 1,07,00,000/- (Rupees One Crore, Seven Lakhs Only)	Rs. 10,70,000/- (Rupees Ten Lakhs Seventy Thousand Rupees Only)	Rs. 5,00,000/- (Rupees Five Lakhs Only)
Parcel 2- Inventories	Rs. 1,17,00,000/- (Rupees One Crore and Seventeen Lakhs Rupees Only)	Rs. 11,70,000/- (Rupees Eleven Lakhs Seventy Thousand Rupees Only)	Rs. 5,00,000/- (Rupees Five Lakhs Only)

OPTION A - Sale of Corporate Debtor as Going Concern
Date and time of E-Auction: 09.11.2024 From 11:30 AM to 01:00 PM
In case there are no bids received for Sale of Corporate Debtor as a Going Concern then only the bids for second option will be considered.

OPTION B - Sale of a Set of Assets of Corporate Debtor Collectively
Date and time of E-Auction: 09.11.2024 From 01:30 PM to 03:00 PM
In case there are no bids for both the options i.e., Sale of Corporate Debtor as a Going Concern and Sale of a Set of assets of Corporate Debtor collectively, then only the bids for third option will be considered.

OPTION C - Sale of assets of Corporate Debtor in Parcels
Date and time of E-Auction: 09.11.2024 03:30 PM to 05:00 PM
Last date for submission of Eligibility Documents : 23rd October 2024
Last date for information sharing and site visit : 05th November 2024
Last date for EMD submission : 05th November 2024

- Important Notes:
- Bidding in all the options shall be allowed on submission of EMD for each Option/Lot separately.
 - If Highest bidder under Option A offers bid value as required under the terms of the Auction, then H1 bidder under option A shall be declared as the successful bidder and the E-Auction under Option B and Option C shall automatically stand cancelled/withdrawn.
 - If the Highest bidders in the Option B offers bid value as required under the terms of the Auction, H1 bidder under option B shall be declared as the successful bidder and the E-Auction under option C shall automatically stand cancelled/withdrawn.
 - The liabilities of the Corporate Debtor as on Liquidation Commencement Date i.e., 16th May 2024 shall be dealt/settled by the Liquidator under Section 53(1) of the IBC.
 - The sale shall be on "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER IT IS", "WHATEVER THERE IS" and "WITHOUT RECOURSE BASIS" and as such, the sale shall be without any kind of warranties and indemnities. The sale is conducted under the provisions of Code and the Insolvency and Bankruptcy Board of India (Liquidation Process) Regulations, 2016 made thereunder.
 - The details of the process and timelines of data access, site visit, due diligence etc. are outlined in the E-Auction Process Document. The said E-Auction Process Document will be available on the website of e-auction service provider Linkstar Infosys Private Limited from 5th October 2024. Address to the said website is: eauctions.co.in/
 - Interested bidders shall participate after mandatorily reading and agreeing to the relevant terms and conditions including as prescribed in E-Auction Process Document and accordingly, submit their expression of interest in the manner prescribed in E-Auction Process Document.
 - In all the options above, during the E-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and the minimum increase in amount must be of Rs. 5,00,000/- (Rupees Five Lakhs Only) to the last higher bid of the bidders.
 - The Liquidator has the absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel/modify/terminate the E-Auction or withdraw any assets thereof from the auction proceeding at any stage without assigning any reason therefor.
 - In case of any dispute regarding the contract, the decision of the Liquidator shall be final and binding. NCLT shall have exclusive jurisdiction to deal with any disputes.
 - All statutory dues/attend charges/other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the Successful Bidder.
 - All duties and responsibilities pertaining to the compliance of Auction under IBC, 2016 will be the sole responsibility of the Liquidator and issues or dispute with respect to the same shall be entertained by the Liquidator in consonance with the advice of the Consultation Committee.
 - As per proviso to sub-clause (f) of clause (1) of section 35 of Code, the interested bidder shall not be eligible to submit a bid if it fails to meet the eligibility criteria as set out in section 29A of Code (as amended from time to time).
 - In case of any clarifications, please contact the undersigned at: creatiivepowertech.ihbc@gmail.com

Sd/-
Arun Kapoor
Liquidator
In the matter of Creatiive Powertech Private Limited
IBBI Registration No. - IBBI/IPA-003/IP-N00030/2017-18/10230
IBBI Registered Address: G-601, Army Co-operative Housing Society, Sector-09,
Nerul (East), Navi Mumbai, Maharashtra-400706
IBBI Registered Email Id: arun.kapoor58@yahoo.in
Authorization For Assignment valid up to: October 31, 2024
Process Specific Address: Arun Kapoor c/o Ancora Resolution Private Limited, 1412, 14th Floor, Real Tech Park, Sector 30A, Vashi, Navi Mumbai - 400703
Process Specific Email Id: creatiivepowertech.ihbc@gmail.com

Bank of India BOI

Turbhe Branch: Icono One World Centre, Plot No. 21, Sector 23/24 Turbhe, Navi Mumbai - 400703. Tel No. - 2783 2345/41
Relationship beyond banking Email: Turbhe.Navimumbai@bankofindia.co.in

Auction Notice to the Gold Loan Borrower

Ref. No.: TRB/ADV/RK/2024-25/182 Date: 03-10-2024

Mrs. PRATIBHA VILAS WAKLE, Mr. VILAS ABHIMAN WAKLE
Address: TARMINT RESIDENCY ROOM NO 1 PLOT 350 P P W D QUARTERS
SECTOR 24 TURBHE-919309289226
Sir/Madam,
We refer to the Gold Jewellery/ornaments/coins of your Gold Loan Account
Sub: Action of our letter No. TRB/ADV/2024-25/012 dated 10-06-2024 putting you on notice to repay the dues of Rs. 233543.28/- (Rupees Two Lakhs, Thirty-three Thousands five hundred forty three rupees twenty eight paise only) together with interest @ 10.70%p.a. w.e.f.10-06-2024 in your gold loan account within 15 days of receipt of our letter. & our letter No. TRB/ADV/RK/2024-25/169 02-07-2024 regarding auction of the gold jewellery/ornaments/coins pledged to the Bank to realize our dues. Please note that if you fail to remit the dues within 7 days receipt of our letter and the Bank will open gold packet of the pledged gold jewellery/ornaments/coins for valuation and fixing the appropriate floor price for auction of gold ornament.

Details as Under:
Date of Opening of Gold Packet: 10-10-2024 Time : 3.00PM
Place : Bank Of India, Turbhe Branch

FOR BANK OF INDIA
Chief Manager (Credit Deptt.)
Turbhe Branch

KOTAK MAHINDRA BANK LIMITED

REGISTRED OFFICE: 27 BKC, C 27, G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (E) MUMBAI, MAHARASHTRA, PIN CODE-400005, BRANCH OFFICE: KOTAK MAHINDRA BANK LTD. 5th Floor, Adamas Plaza, 166/16, CST Road, Kalina, Santacruz (E) Mumbai - 400098

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 under rules 8(5) and 8(6) of the security interest enforcement rules, 2002.

Subsequent to the assignment of debt in favour of Kotak Mahindra Bank Limited by "Poonawala Housing Finance Limited" (hereinafter referred to as "PHFL") the Authorized Officer of Kotak Mahindra Bank Limited (hereinafter referred to as "The Bank/KMBSecured Creditor") has taken the physical possession of below described immovable property (hereinafter called the secured asset) mortgaged/charged to the secured creditor on 23/02/2024.

Notice is hereby given to the borrower (s) and co-borrower (s) in particular and public in general that the bank has decided to sale the secured asset through e-auction under the provisions of the Sarfaesi Act, 2002 on "as is where is", "as is what is", and "whatever there is" basis for recovery of Rs.28,06,916/- (Rupees Twenty Eight Lakh Six Thousand Nine Hundred and Sixteen Only) outstanding as on 01.10.2024 along with future applicable interest till realization, under the loan account no. HL_0491/H17/100002; loan availed by Mr. Pappoo Khan & Mrs. Kallimone Nisha Pappu Khan as per below details.

PARTICULAR	DETAIL
DATE OF AUCTION	14.11.2024
TIME OF AUCTION	Between 12:00 Pm To 1:00 Pm With Unlimited Extension Of 5 Minutes
RESERVE PRICE	Rs.13,00,000/- (Rupees Thirteen Lakh Only)
EARNEST MONEY DEPOSIT (EMD)	Rs. 1,30,000/- (Rupees One Lakh Thirty Thousand Only)
LAST DATE FOR SUBMISSION OF EMD WITH KYC	13.11.2024 UP TO 6:00 P.M. (IST)

DESCRIPTION OF THE SECURED ASSET : All that piece and parcel of Property bearing Flat No. 302, ASSET, raised 2nd floor, B-Wing, admeasuring 840 Sq. Ft., building known as "Rose Apartment", situated at Veevor, Taluka and District Palghar, on the land bearing Gut No. 28, Old House No. 1026, Adm. 1170 Sq. Mtrs., Thane, Mumbai-401404, Property Boundaries as: North: Bungalow, South: Building Under Construction, East: House, West: Road

KNOWN ENCUMBRANCES:- Nil
The borrowers' attention is invited to the provisions of sub section 8 of section 13, of the act, in respect of the time available, to redeem the secured asset.

Borrowers in particular and public in general are hereby requested to note that in case auction scheduled herein fails for any reason whatsoever then secured creditor may enforce security interest by way of sale through private treaty. In case of any clarification/requirement regarding assets under sale, bidder may contact Mr. Rupesh Pradip Pawar (Mob No. +91 8097695337). Bidder may also contact the bank's officer at 91-9522197511 for clarification. For detailed terms and conditions of the sale, please refer to the link <https://www.kotak.com/en/bank/auctions.html> provided in the bank's website i.e. www.kotak.com and/or on <http://bank.auctions.in/>

Authorized Officer
Place: Thane, DATE: 04.10.2024
Kotak Mahindra Bank Limited

PUBLIC NOTICE

Notice is hereby given that our Client has instructed us to investigate the development rights (including all current and future Floor Space Index and the Transferable Development Rights) of Jaykali Developers Pvt. Ltd. ("JDPL"), a company existing under the provisions of the Companies Act, 2013, having CIN U544000MH2010PTC210326 and having its registered office at SP Centre, 41/44, Minno Desai Marg, Colaba, Mumbai 400005 in respect of all that piece and parcel of land bearing Survey No. 509 admeasuring 100 square meters and Survey No. 510A admeasuring 34,240 square meters together admeasuring 37,370 square meters lying at Village Panchpakhadi at Pokhran Road No. 2, Thane (West)-400610 ("Land") together with development rights in the old existing village road i.e., Gothan Road and the 40 meter wide D.P. Road more particularly described in the Schedule I.

Any person including Society/Trust/Company/LLP/partnership, having any claim or right in respect of or having any share, right, title, estate, interest, claim or demand whether by way of sale, transfer, assignment, exchange, charge, encumbrance, tenancy, sub-tenancy, lease, sub-lease, license, mortgage, inheritance, share, gift, devise, lien, maintenance, bequest, assessment, trust, covenant, possession, FSI, consolidation, development rights or otherwise of any nature whatsoever, to or in the said Land or any part thereof or otherwise however are requested to give notice of the same in writing along with relevant documentary proof in that regard to the undersigned at this office at Little & Co., Advocates and Solicitors, 3rd Floor, Central Bank Building, Mahatma Gandhi Road, Fort, Mumbai 400001, within 7 (seven) days from the date hereof, failing which such alleged share, right, title, interest, claim or demand shall be disregarded and shall be considered to have been waived.

Schedule I

Description of Property

All that piece and parcel of land bearing Survey No. 509 admeasuring 100 square meters and Survey No. 510A admeasuring 34,240 square meters together with development rights in the old existing village road i.e., Gothan Road and the 40 meter wide D.P. Road together admeasuring 37,370 square meters lying at Village Panchpakhadi at Pokhran Road No. 2, Thane (West)-400610.

Boundaries are as follows:
On or towards the North by : S. No. 509 (existing water pipe line)
On or towards the East by : S. No.137
On or towards the South by : 40 m. wide D.P. Road & S. No. 513
On or towards the West by : 40 m. wide D.P. Road & S. No. 58

Dated 4th day of October, 2024
Sd/-
J. P. Kapadia
Partner
Little & Co.,
Advocates & Solicitors
3rd Floor, Central Bank Bldg.,
M. G. Road, Fort, Mumbai - 400 001.
E-mail: jkapadia@litte.com

TATA CAPITAL LIMITED

Registered Address: Tower A, 11th Floor, Peninsula Business Park, Ganpat Rao Kadam Marg, Lower Parel, Mumbai - 400013.
Branch Address: 12th Floor, Tower A, Peninsula Business Park, Ganpat Rao Kadam Marg, Lower Parel, Mumbai - 400013.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

(Under Rule 8 (b) (i) of the Security Interest (Enforcement) Rules) 2002

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) (i) of rule 9(1) of the Security Interest (Enforcement) Rules, 2002.