

PUBLIC NOTICE

Notice is hereby given to the general public that the original documents and share certificate of the property situated at 905/A wing Orchid apartment Mumbai have been lost .The use of these documents by Any person or company is illegal. Any person claiming to possess, or actually possesses them & tries to conduct any dealing toward the property will be liable for legal action and the papers are Null and Void

PUBLIC NOTICE

NOTICE is hereby given that I Unmesh Madhav Kulkarni presently residing at -10 Anandnagar, Saphale, Tal & Dist - Palghar being the Shareholder of Nirlon Limited ("the Company") with respect to 200 nos. of equity shares under the Folio no. Q49915. I have found that 200 nos. of Equity Share Certificate under the said folio is lost/misplaced on 30.09.2025 at my end for which, I have registered missing complaint at Saphale police station on 01.10.2025 (Complaint no. 0091/2025). I have applied to the Company to issue duplicate Share Certificate in lieu of the original share certificate. Any person having claims or objection for the issue of Duplicate Share Certificate as aforesaid shall lodge claims or objections with the Company at its Registered Office at Pahadi Village, Off the Western Express Highway, Goregaon (East), Mumbai 400 063 within 14 days from this date of publication, if no claims or objections are received for the same within the said period, then the Company will proceed to issue duplicate Share Certificate. The original Share Certificate shall be treated as cancelled once the duplicate share certificate is issued by the Company. Place: Saphale Date: 10.10.2025 Sd/- (Unmesh Madhav Kulkarni)

PUBLIC NOTICE

Blue Star Limited
Kasturi Building, Mohan T Advani Marg, Jamshedji Tata Road, Mumbai - 400020

TO WHOM SO EVER IT MAY CONCERN
Notice is hereby given that the certificate for the under mentioned securities of the Company has been lost/misplaced and the holder of the said securities/appllicant has applied to the Company to issue duplicate certificate.

Name of the Holder	Folio No.	Face Value	Certificate No.	Distinctive Numbers From To	No. of Shares
SARASWATI KAKKAR	K002384	2/-	6631	145395083 145395169	87

The Public are hereby cautioned against purchasing or dealing in any way with the above referred share certificate. Any person who has any claim in respect of the said share certificate should lodge such claim with the Company or its Registrar and Transfer Agents: MUFG Intime India Private Limited, 247 Park, C-101, 1 Floor, L.B.S. Marg, Vikhroli (W), Mumbai - 400083. TEL: 8108116767 within 15 days of publication of this notice after which no claim will be entertained and the Company shall proceed to issue with the Duplicate Share Certificate. Place: Mumbai Dated: 10th October 2025 SARASWATI KAKKAR

Public Notice in Form XIII of MOFA (Rule 11(9) (e))
District Deputy Registrar, Co-operative Societies, Thane & Office of the Competent Authority
under section 5A of the Maharashtra Ownership Flats Act, 1963
First floor, Gavdevi Bhaji Mandai, Near Gavdevi Maidan, Gokhale Road, Thane (W)-400 602
E-mail:- ddr.tna@gmail.com Tel: 022-2533 1486

No.DDR/TNA/ deemed conveyance/Notice/3617/2025 Date : 08/10/2025
Application u/s 11 of Maharashtra Ownership Flats (Regulation of the Promotion of construction, Sale, Management and Transfer) Act, 1963

Application No.656 of 2025.
Applicant :- Ashish Apartment Co-Operative Housing Society Ltd.
Add : House No. 1025, New Kaneri, Padmanagar, Kamatghar, Bhiwandi, Tal. Bhiwandi, Dist. Thane-421305

Versus
Opponents :- 1. Pragji Dwarakanath alias Dwarikadas Thakkar Through its Legal Heirs 1.1) Late. Suresh Pragji Thakkar Through its Legal Heirs 1.1/1) Sonal Suresh Thakkar, 1.1/2) Chirag Suresh Thakkar, 1.1/3) Dhaval Suresh Thakkar, 1.1/4) Ankur Suresh Thakkar, 1.2) Rajendra Pragji Thakkar, 1.3) Ravindra Pragji Thakkar, 2. Harsh Ishwarlal Kapsi, 3. Yogesh Ishwarlal Kapsi, 4. Rakesh Chandrakant Thakkar Take the notice that as per below details those, whose interests have been vested in the said property may submit their say at the time of hearing at the venue mentioned above. Failure to submit any say shall be presumed that nobody has any objection in this regard and further action will be taken accordingly. The hearing in the above case has been fixed on 28/10/2025 at 1.00 p.m.

Description of the Property - Mouje Kamatghar, Tal. Bhiwandi, Dist. Thane

Survey No. /CTS No.	Hissa No.	Area
33	4/1	430.00 Sq. Mtr.
33	4/11	520.00 Sq. Mtr.
	Total	950.00 Sq. Mtr.

Sd/-
(Dr. Kishor Mande)
District Deputy Registrar,
Co-Operative Societies, Thane & Competent Authority U/s 5A of the MOFA, 1963.

Public Notice in Form XIII of MOFA (Rule 11(9) (e))
District Deputy Registrar, Co-operative Societies, Thane & Office of the Competent Authority
under section 5A of the Maharashtra Ownership Flats Act, 1963
First floor, Gavdevi Bhaji Mandai, Near Gavdevi Maidan, Gokhale Road, Thane (W)-400 602
E-mail:- ddr.tna@gmail.com Tel: 022-2533 1486

No.DDR/TNA/ deemed conveyance/Notice/3615/2025 Date : 08/10/2025
Application u/s 11 of Maharashtra Ownership Flats (Regulation of the Promotion of construction, Sale, Management and Transfer) Act, 1963

Application No.651 of 2025.
Applicant :- Ruplaxmi Co-Operative Housing Society Ltd.
Add : Office At Narona Compound, Near Cross Garden, Station Road, Bhayander (W), Tal. & Dist. Thane-401101

Versus
Opponents :- 1. M/S. R. K. Construction Co., 2. Mr. Atul Devchand Shah, 3. Mrs. Jyotsna Suresh Shah, 4. Sarmila Jitendra Shah, 5. Shri. Atul Shah, 6. Suresh Devchand Shah, 7. Jitendrakumar Devchand Shah, 8. The Estate Investment Co. Pvt. Ltd. Take the notice that as per below details those, whose interests have been vested in the said property may submit their say at the time of hearing at the venue mentioned above. Failure to submit any say shall be presumed that nobody has any objection in this regard and further action will be taken accordingly. The hearing in the above case has been fixed on 30/10/2025 at 2.00 p.m. at Address. Deputy Registrar, Co-operative Societies, Thane Taluka, Shubham Arcade, MBMC Building 3rd floor, Mira Hospital Road, Near D-Mart, Bhayander (West), Tal. Dist. Thane - 401101

Description of the Property - Mouje Bhayander, Tal. & Dist. Thane

Old Survey No.	New Survey No.	CTS No.	Hissa No.	Area
32	7	1813	8 A	686 Sq. Mtr.

Sd/-
(Dr. Kishor Mande)
District Deputy Registrar,
Co-Operative Societies, Thane & Competent Authority U/s 5A of the MOFA, 1963.

CHS REDEVELOPMENT INVITATION PROPOSAL

Sealed INVITON PROPOSAL are invited from reputed Developers for REDEVELOPMENT of SHEETAL HOME CHS LTD., SHEETAL NAGAR, IN FRONT OF MTNL, NEAR BASSEIN CATHOLIC BANK, MIRA ROAD (EAST), THANE – 401 107.

HIGHLIGHTS:
PRIME LOCATION, WITH 18 MTR. WIDE FRONTAGE ON MTNL ROAD, SHEETAL NAGAR, MIRA ROAD (E), THANE – 401 107.

Net Plot Area = New S. No. 123/11,12,13,14 Total combined Area 1780 sq. mtr. (Conveyance area)
Existing Carpet Area of (08 Shops) = 1113 Sq.Ft & (68 Flats) = 27127 Sq. Ft. (27127 Sq. Ft. + 1113 Sq. Ft.) = 28240 sq. ft. with 18 mtr. Wide Main Road.

Bid Documentation Cost : Rs. 5000/- (In Rs. Five Thousand only) (nonrefundable) in the form of Pay Order / Demand Draft (DD) in name of Sheetal Home Co-op. Hsg. Society Ltd., Collection with covering letter on Letter Head of Developer from 11/10/2025 to 10/11/2025, From 11am to 5pm on working days from PMC Consultant, Mr. Mangesh L. Sawant, Prop. "PALLAVI PMC SERVICES LLP" Add: - Office 6/B, Shalibhadra Nagar Bldg No. 5 CHS Ltd, B.P. Cross Road No. 5, Nr. Swami Narayan Mandir, Bhayander - (E), Thane - 401 105. Mobile No. 02231411176 / 8452847998 / 8452847479. Proposal Submit in Society Address: Sheetal Nagar, In Front of MTNL, Near Bassein Catholic Bank, Mira Road (East), Thane – 401 107, Mobile No. 1) CHRISTIAN GRACIOUS – 9820364421, 2) NAVNEET CHAWHAN - 9969400626 on or before 25/11/2025 by 5 pm on working days.

Please Note :-
● The society & PMC reserves the right to accept or reject any or all bids without assigning any reason thereof.
● Builder Selecting process as per guideline of Maha. Govt. byelaws u/s 79/a basis.

BEFORE THE STATE CONSUMER DISPUTES REDRESSAL COMMISSION FOR MAHARASHTRA AT MUMBAI
Old Secretariats Building, Extension Building, Ground Floor, Opp Jahangir Art Gallery, M.G. Road, Kalakoda, Mumbai - 4000032
CASE No SC/27/CC/19/792

Bhagirathi Bhavan Co-Op. Housing Society Ltd. V/S M/S. Rajyog Developers Through its Authorized Representative Private Limited Through Its Developers Mr. Rajesh Patil.

TO:
1) Bhagirathi Bhavan Co-Op. Housing Society Ltd. Through its Authorized Representative Mr. Suchetan Rane Address at :- 75/54, Bhagirathi Bhavan, Jeejeebhoy Lane, Ganesh Galli, Lalbaug, Mumbai-400012.
V/S
2) Mr. Rajesh Patil
3) Mr. Paras Shantidil Ponwal
3) Mr. Gopal Rampringsingh Thakur
Address at :- New Look Apartment, B/101-103, M.M.G.S. Marg, Dadar (East), Mumbai-400014.

Public Notice
TAKE NOTICE THAT the complainant above named has / have filed Consumer Complaint No.19/702 before, State Consumer Disputes-Redressal Commission for Maharashtra at Mumbai.
WHEREAS the Complaint above mentioned was listed before the Commission for the hearing/submission but as it is not possible to serve the notice by regular service, to Opponent, hence the Hon'ble Commission ordered the service by substituted service i.e., Public Notice.
Notice is hereby given to Opponent, that if you wish to contest the Complaint you are required to remain present on 17/10/2025, at 10.30 a.m. in person or by pleader duly instructed and produce documents in your defense on which you desire to rely on.
TAKE FURTHER NOTICE THAT in default of your appearance on the date and time above mentioned the Complaint will be proceeded for determination in your absence and no further Notice in relation thereto shall be given.
Given in my hand on this 22nd Day of Aug, 2025

Seal
Sd/-
Registrar (Legal)
State Consumer Disputes Redressal Commission
Maharashtra, Mumbai

ARIS INTERNATIONAL LIMITED

(CIN: L29130MH1995PLC249667)
REGD. OFFICE: 03B124 at We Work, Enam Sambhav, C-20, G Block, Bandra-Kurla Complex, Mumbai - 400051, Tel No: 9223400434 | Email id: info@arisintl.com | Website: www.arisinternational.in

STATEMENT OF UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED ON SEPTEMBER 30, 2025

The Board of Directors of the Company, at their meeting held on October 09, 2025, approved the Unaudited Financial Results of the Company for the quarter and half year ended September 30, 2025 ("Financial Results").

The Financial Results along with the Limited Review Report, have been uploaded on the website at https://www.arisinternational.in/DATA/FINANCIAL/QTRLY/2025-26/Board-Meeting-Outcome_Signed.pdf and can be accessed through the given QR code.

For and on behalf of the Board of Directors of
Aris International Limited
Sd/-
Chanakya Chirag Agarwal
Director
DIN: 05136288

PUBLIC NOTICE
NOTICE IS HEREBY GIVEN THAT Mr. Jigar Hasamkh Shah and Mrs. Khushali Jigar Shah are intending to purchase from Mr. Naresh Umashi Gada alias Naresh Umashi Shah (as per Gazette dated 6th July 2006), Flat No. 402, admeasuring 546.25 sq. ft. (carpet area) with one car parking space, in Vireswar Mahal Co-operative Housing Society Ltd., allotted in lieu of old Flat No. A-9 under an Agreement for Permanent Alternate Accommodation dated 7th July 2022 registered under No. BDR – 18 – 11911 – 2022 by M/s. Shrinathi Buildcon (therein referred to as the **Developers**) and Vireswar Mahal Co-operative Housing Society Limited (therein referred to as the **Society**).
The vendor has claimed that said flat originally belonged to Mrs. Vimalaben Umashi Gada who died on 9th August 2006 leaving behind her (1) Mrs. Saroj Manilal Shah, (2a) Mrs. Sangita Rupin Chheda, (2b) Mr. Ajay Devshi Dedhia, (2c) Mrs. Sonal Pareshi Shah, (3a) Mrs. Sarla Ajit Shah Gada, (3b) Mrs. Rinkle Ketan Chheda, (3c) Mr. Ishit Ajit Gada and (4) Mr. Naresh Umashi Gada as her only legal heirs AND by a Release Deed dated 24th September 2025 registered under No. MB1 – 14 – 17026 – 2025, heirs at (1) and (2a) to (2c) have released and relinquished their respective right, title and interest in the said flat in favour of Mr. Naresh Umashi Gada AND THAT the Heirs mentioned at (3a) to (3c) have agreed to confirm the intended sale.
Any person, in his individual capacity or otherwise, having or claiming to have any right, title or interest in the said Flat by way of possession, mortgage, charge, lien, lease, sub-lease or any arrangement or Leave & License, use, occupation, purchase, transfer, gift, trust, inheritance, agreement for sale, Memorandum of Understanding or otherwise in any manner or nature whatsoever, including any person claiming to be a heir/legatee of Mrs. Vimalaben Umashi Gada is hereby required to make known, in writing, the claim or objection, if any, along with the copies of supporting documents to us, within 14 days from the date of publication of this notice, failing which it shall be presumed that there is no claim and the same, if any, shall be deemed to have been waived.
THE SCHEDULE ABOVE REFERRED TO ALL THAT Flat No 402 admeasuring 546.25 Sq. Fts. (Carpet area) on the 4th Floor along with One Car Parking Space (the said Car Parking Space) in the building known as "Vireswar Mahal" (the said Building) forming part of the Society known as "Vireswar Mahal Co-operative Housing Society Limited" (the said Society) constructed on the Final Plot No. 22 bearing CTS No. 575, 575/1 to 575/7 of Village Vile Parle, Taluka Andheri, Mumbai Suburban District lying being and situated at Tejpal Road, Vile Parle (East), Mumbai – 400 057 (the said Land)
Given at Mumbai, on this 11th day of October, 2025.
For M/s PIRANI & Co.
Sd/- Mrs. Zeenat Pirani,
Advocate High Court
A-203, Royal Sands, Shastri Nagar, Behind Citi Mall, Andheri W, Mumbai-53.
Contact: 9819657443

HDB Financial Services Limited
Registered Office :- Radhika, 2nd Floor, Law Garden Road, Navrangpura, Ahmedabad-380009
Regional/Branch Office :- 1st Floor, Wilson House, Old Nagardas Marg, Andheri (E) Mumbai-4000069

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES

LAST DATE TIME OF SUBMISSION OF EMD AND DOCUMENTS 30/10/2025 up to 5.00 pm

Sale of immovable property mortgaged to **HDB FINANCIAL SERVICES LIMITED** under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002 (No.54 of 2002) Whereas, the Authorized Officer of **HDB FINANCIAL SERVICES LIMITED** had taken Actual possession of the following properties pursuant to the notice issued under Sec 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002 in the following loan accounts with our Branch with a right to sell the same on "AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS" basis for realization of HDB FINANCIAL SERVICES LIMITED dues subject to outcome of SA /118/2025 at DRT-2 Mumbai. Sale will be done by the undersigned through e-auction platform provided at the website: www.vehicleduniya.com

Sl. No.	Name of Branch & Loan A/c Details	Mortgage Property Description, Which is under Auction Sale & Possession Status	Demand Notice Date Outstanding Amount (Secured debt)	Authorized Officer's Details	EMD Submission Account Details	Reserve Price EMD Amount Bid Increase Amount	Date/Time of e-Auction & Last Date of EMD Submission
1.	HDB Financial Services Ltd., 1st Floor, Wilson House, Old Nagardas Road, Near Amboli Subway Andheri (E), Mumbai, Maharashtra 400069. Loan Account No. 12627486 & 5003413 1. Zishan Fashion Pvt. Ltd., Crescent Chambers 2nd Floor, Office No. 10, Tamarind Lane, Fort, Mumbai-400001, Maharashtra 2. Sharfuddin Badrudin Shaikh, A-1801, A Floor 18th Plot 243, A-Wing Orchid Enclave Jahangir Boman Behram Marg, Opp. Mumbai Central Bus Depot, Mumbai Maharashtra -400008 3. Rehana Sharfuddin Shaikh, A-1801 A Floor 18th Plot 243 A-Wing, Orchid Enclave, Jahangir Boman Behram Marg, Opp. Mumbai Central Bus Depot, Mumbai Maharashtra -400008 4. Shahbaaz Sharfuddin Shaikh, A-1801, A Floor 18th Plot 243 A-Wing Orchid Enclave, Jahangir Boman Behram Marg, Opp. Mumbai Central Bus Depot, Mumbai Maharashtra -400008 5. Zishan Fashion Pvt. Ltd., 4th Floor 44 1 B-Wing Bustan Apartment, T Belassis Road, Mumbai Central East, Mumbai-400008 Maharashtra 6. Rehana Sharfuddin Shaikh, 1-B4th Floor Flat No. 44, Bustan Apartment, Belassis Road, Mumbai Central East, Mumbai, Maharashtra -400008 7. Sharfuddin Badrudin Shaikh, Flat No 2502, 25th Floor, A Wing Orchid Enclave, CS No. 242/243, Tardeo Division, Belassis Road, Mumbai Central, Mumbai, Maharashtra -400008 8. Shahbaaz Sharfuddin Shaikh, 4th Floor, 44 1 B-Wing, Bustan Apartment, Belassis Road, Mumbai Central East, Mumbai, Maharashtra -400008	All the piece & parcel of the property bearing Flat No.1801 (admeasuring 1200 sq.ft., Carpet Area & One Car Parking Space) with exclusive amenity), 18th Floor of Building, named as Orchid Enclave "A" Wing, situated at Cadastral Survey No. 242/243, Belassis Road, Opp. Best Bus Depot, Mumbai Central Mumbai -400008 and bounded as follows: East: Property Belonging to one Haji Ebrahim & others, West: Government Land, North: J.B Behram Marg, South: Partly by the Property of Cureslji Raton ji & VCO known as Lalwala Cottages & Partly by the Land now or Belonging to the Estate of the late Jugganath Htharkarseth & others.	23-11-2022 Rs. 3,52,99,497/- (Rupees Three Crore Fifty Two Lakh Ninety Nine Thousand Four Hundred and Ninety Seven Only) pertaining to Loan A/c No. 12627486 & 5003413 as of 18.11.2022 and future contractual interest till actual realization together with incidental expenses, cost and charges etc.	Mr. Venkatesh Mishra Email id: im1.wilsonhouse@hdbfs.com Mobile No: 9869734995	A/C No. 00210310002748 A/c Name: HDBFS GENERAL RECEIPTS, IFSC Code: HDFC0000021 Bank: HDFC BANK LTD. Branch: HYDERABAD-LAKDIKAPUL MICR Code: 500240002	Rs. 4,01,31,450/- (Rupees Four Crores One Lakh Thirty One Thousand Four Hundred Fifty only) EMD: Rs. 40,13,145/- (Rupees Forty Lakh Thirteen Thousand One Hundred Forty Five only) *15,000.00	31/10/2025 At 11:00 am to 5:00 pm with unlimited extension of 5 minutes after Highest Bid open Bidding given by the Participants. LAST DATE OF EMD SUBMISSION: 30/10/2025 up to 5:00pm

TERMS & CONDITIONS: The e-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS" AND "WHATEVER THERE IS" basis.
1. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/ rights/ dues/ effecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the HDB FINANCIAL SERVICES LIMITED. The property is being sold with all the existing and future encumbrances whether known or unknown to the HDB FINANCIAL SERVICES LTD. The Authorized Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of property/ies put on auction will be permitted to interested bidders on 27.10.2025 to 28.10.2025. During working hour. The interested bidders shall submit their EMD through Web Portal: www.vehicleduniya.com (the user ID & Password can be obtained free of cost by registering name with www.vehicleduniya.com through Login ID & Password. The EMD shall be payable through NEFT/RTGS or Demand Draft in the account mentioned above. After Registration (One Time) by the bidder in the Web Portal, the intending bidder/purchaser is required to get the copies of the following documents uploaded in the Web Portal before the Last Date & Time of submission of the Bid Documents viz. i) Copy of the NEFT/RTGS Challan or Demand Draft; ii) Copy of PAN Card; iii) Proof of Identification/ Address Proof (KYC) viz. self-attested copy of Voter ID Card/ Driving License/ Passport etc.; without which the Bid is liable to be rejected. Uploading scanned copy of Annexure-I & II (can be downloaded from the Web Portal: www.vehicleduniya.com, after duly filled up & signing is also required. The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid Documents, Training/ Demonstration on Online Inter-se Bidding etc., may contact: RFC VEHICLE DUNIYA PVT. LTD., 1st floor, Saraswati Chhaya Deendayal Chowk, Vijay Nagar, Jabalpur-482002, Contact Name: Mr. Yogesh Kumar, E-mail ID: auction@vehicleduniya.com & yogesh@vehicleduniya.com; Support Helpline Numbers: 9109689799, Support E-mail ID: auction@vehicleduniya.com & yogesh@vehicleduniya.com, and for any property related query, may contact Collection Area Manager: Mr. Ajay More, Mobile No: 9820521727, Email ID: ajay.more@hdbfs.com and Authorized Officer: Mr. Venkatesh Mishra, Email ID: im1.wilsonhouse@hdbfs.com, Mobile No: 9869735995 during the working hours from Monday to Saturday. 2. The interested bidder has to submit their Bid Documents [EMD (not below the Reserve Price) and required documents (mentioned in Point No.4)] on/ before: 30.10.2025 up to 5.00 pm and after going through the Registering Process (One time) and generating User ID & Password of their own, shall be eligible for participating the e-Auction Process, subject to due verification (of the documents) and/ or approval of the Authorized Officer. 3. During the Online Inter-se Bidding, Bidder can improve their Bid Amount as per the 'Bid Increase Amount' (mentioned above) or its multiple and in case bid is placed during the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes (each time till the closure of e-Auction process), otherwise, it'll automatically get closed. The bidder who submits the highest bid amount (not below the Reserve Price) on the closure of the e-Auction Process shall be declared as a Successful Bidder by the Authorized Officer/ Secured Creditor, after required verification. 4. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, within 24 hours of the acceptance of bid price by the Authorized Officer and the balance 75% of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer. In case of default in payment by the successful bidder, the amount already deposited by the offer shall be liable to be forfeited and property shall be put to re-auction and the defaulting bidder shall have no claim/ right in respect of property/ amount. 5. The prospective qualified bidders may avail online training on e-Auction from RFC VEHICLE DUNIYA PVT. LTD., prior to the date of e-Auction. Neither the Authorized Officer/ HDB FINANCIAL SERVICES LTD. nor RFC VEHICLE DUNIYA PVT. LTD., shall be liable for any Internet Network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-Auction event. 6. The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory/ non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody. 7. The Authorized Officer is not bound to accept the highest offer and the Authorized Officer has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction without assigning any reason thereof. 8. The bidders are advised to go through the detailed Terms & Conditions of e-Auction available on the Web Portal of RFC VEHICLE DUNIYA PVT. LTD., www.vehicleduniya.com before submitting their bids and taking part in the e-Auction. 9. Pursuant to pending SA /118/2025 before DRT-2 Mumbai, This sale confirmation shall be subject to the outcome of pending SA /118/2025 before DRT-2 Mumbai. 10. Special Instructions: Bidding in the last moment should be avoided in the bidders own interest as neither the HDB FINANCIAL SERVICES LTD. nor Service provider will be responsible for any lapse/failure/Internet failure/power failure etc., in order to ward-off such contingent situations bidders are requested to make all necessary arrangements / alternatives such as power supply back-up etc, so that they are able to circumvent such situation and are able to participate in the auction successfully.

STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFESA ACT 2002:
The borrower/ guarantors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before the date of e-Auction, failing which the property will be auctioned/ sold and balance dues, if any, will be recovered with interest and cost.

Place: Mumbai
Date: 11/10/2025

Sd/- Authorised Officer
HDB Financial Services Limited

CITY UNION BANK LIMITED
Credit Recovery and Management Department
Administrative Office : No. 24-B, Gandhi Nagar, Kumbakonam - 612 001. E-Mail id: crmd@cityunionbank.in, Ph : 0435-2432322, Fax : 0435-2431746

RE-TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002
The following properties mortgaged to City Union Bank Limited will be sold in Re-Tender-cum-Public Auction by the Authorised Officer of the Bank, under Rule 8(6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of a sum of Rs.24,23,092/- (Rupees Twenty Four Lakh Twenty Three Thousand Two Hundred and Nine only) as on 08-04-2025 together with further interest to be charged from 09-04-2025 onwards and other expenses, any other dues to the Bank by the borrowers / guarantors No.1) Mr. Asim Kumar, S/o. Ganesh Kumar, Flat No.D-104, Ganraj Complex D Wing CMSL, P & T Colony, Near TPM Church, Gandhi Nagar, Dombivili East, Thane - 421201. No.2) Mrs. Mamta Kumar, W/o. Asim Kumar, Flat No.D-104, Ganraj Complex D Wing CMSL, P & T Colony, Near TPM Church, Gandhi Nagar, Dombivili East, Thane - 421201.

Immovable Property Mortgaged to our Bank
(Property Owned by Mr. Asim Kumar, S/o. Ganesh Kumar)
All that Piece and parcel of Flat No.D-103, On the First Floor, admeasuring 565.00 Sq.ft.Built-up-Area, in the D-Wing of building known as Ganraj Complex D & E Wing CHSL, P & T Colony, Near TPM Church, Gandhi Nagar, Dombivili East, District Thane - 421201, Lying and being at: Survey No.41, Hissa No.1, in the Revenue Village Nandlathur Panchand, Taluka Kalyan and District Thane, within the Registration Sub-District Kalyan, District Thane and within the limits of Navdoli Gram Panchayat. Boundaries: East - Building, West - Road, North - Building, South - Building.

Reserve Price : Rs.20,00,000/- (Rupees Twenty Lakh only)

RE-AUCTION DETAILS

Date of Re-Tender-cum-Auction Sale	Venue
04-11-2025	City Union Bank Limited, Mumbai-Kalyan Branch 1-E, Ramakrishna Nagar, Murbad Road, Kalyan West, Mumbai, Thane - 421304. Ph. No.0251-2203222, Cell Nos.9325054252, 8925964908.

Terms and Conditions of Re-Tender-cum-Auction Sale:
(1) The intending bidders should be present in person for the auction and participate personally and give a declaration in writing to the effect that he/she is bidding for himself / herself. (2) The intending bidders may obtain the Tender Forms from The Manager, City Union Bank Limited, Mumbai-Kalyan Branch, 1-E, Ramakrishna Nagar, Murbad Road, Kalyan West, Mumbai, Thane - 421304. (3) The intending bidders should submit their bids only in the Tender Form prescribed in enclosed envelopes addressed to The Authorised Officer, City Union Bank Ltd., together with a Pay Order / Demand Draft for an EMD of 10% of the Reserve Price, drawn in favour of "City Union Bank Ltd.", on or before 12.00 Noon on the date of Tender-cum-Auction Sale hereby notified. (4) For inspection of the property and other particulars, the intending purchaser may contact: Telephone No.0251-2203222, Cell Nos.9325054252, 8925964908. (5) The properties are sold on "As-is-where-is", "As-is-what-is" and "whatever-there-is" basis. (6) The sealed tenders will be opened in the presence of the intending bidders at 01.00 p.m. on the date of Tender-cum-Auction Sale hereby notified. Though in general the sale will be by way of closed tenders, the Authorised Officer may, at his sole discretion, conduct an Open Auction among the interested bidders who desire to quote a bid higher than the one received in the closed tender process, and in such an event, the sale shall be conferred on the person making highest bid. The sale, however, is subject to confirmation of City Union Bank Limited. (7) The successful bidder shall have to pay 25% (inclusive of EMD paid) of the sale amount immediately on completion of sale and the balance amount of 75% within 15 days from the date of confirmation of sale, failing which the initial deposit of 25% shall be forfeited. (8) The Sale Certificate will be issued by the Authorised Officer in favour of the successful purchaser only after receipt of the entire sale consideration within the time limit stipulated herein. (9) The successful purchaser shall bear the charges / fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law. (10) The successful bidder should pay the statutory dues (lawful house tax, electricity charges and other duties), TDS, GST if any, due to Government, Government Undertaking and local bodies. (11) The Authorised Officer shall have all the powers to accept or reject the bids or postpone or cancel the sale without assigning any reason whatsoever.

Place : Kumbakonam, Date : 09-10-2025 Authorised Officer

Regd. Office : 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur District, Tamil Nadu - 612 001, CIN - L65110TN1904PLC001287, Telephone No. 0435-2402322, Fax : 0435-2431746, Website : www.cityunionbank.com

