IDFC FIRST

Email: baroda@canfinhomes.com

# Can Fin Homes Ltd.

(Sponsor: CANARA BANK) CIN: L85110KA1987PLC008699 235, 2nd Floor, Kanha Capital, Opp. Express Tower Hotel Baroda Highschool Lane, R.C. Dutt Road, Alkapuri Vadodara -390007. Ph.: 0265 2989134, Mob. 76250 79134

### POSSESSION NOTICE [Rule 8 (1)] [For Immovable Property]

The undersigned being the Authorized Officer of Can Fin Homes Ltd. under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of the powers under the said Act and Securit Interest (Enforcement) Rules, 2002, issued a Demand Notice Dated 10/05/2025 calling upon the Borrowers Sagar Pradiphhai Parmar, Co-Borrower Zarna Saga Parmar and Guarantor Jignesh Pradipbhai Parmar to repay the amount mentioned in the notice being Rs.18,35,114/- (Eighteen Lakh Thirty Five Thousand One Hundred Fourteen Only) with further interest at contractual rates, till date of realization within 60 days from the date 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 possession of the propert described herein below in exercise of powers conferred under Section 13(4) of the said Act read with Rule 8 (of the Security Interest Enforcement Rules, 2002)on this the 23 day of July of the year 2025.

The borrower'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.

The borrower in particular and the public in general is hereby cautioned not to dea with the property and any dealings with the property will be subject to the charge of Can Fin Homes Ltd for an amount of Rs.18,35,114/- (Eighteen Lakh Thirty Five Thousand One Hundred Fourteen Only) and interest thereon

### Description of immovable property

NA Plot of land in Mauje bill , Vadodara land bearing Block no 567 Paikki .568 Paikk 571/A,571/B,574 &580 Known as PRATHAM RIVIERA Tower name Dominica Fla no 1205 12th floor, Super built up area adm 113.01 sq mt t registration dist & Sub District Vadodara District Vadodara. Bounded: East: By Emerald Tower, West: By Dominica 1202, North: By Dominica 1204, South: By Dominica 1206

Date: 23.07.2025 Sd/- Authorised Officer Can Fin Homes Ltd Place: Vadodara

यूनियन बैंक 🕼 Union Bank

(Formerly Known As Edelweiss Housing Finance Limited) Regional Office Surat : Shop No.432 - 439, Prime Shoppers, Fourth Floor, Udhana-Magdalla Road, Vesu, Surat, Gujarat - 395007, Auth.Officer: Ramytar Meena, Mo.8827433132.

Date: 20.07.2025

Place: Surat

NIDO HOME FINANCE LIMITED

Kohinoor City Mall, Kohinoor City, Kirol Road, Kurla (West), Mumbai – 400 070.

Regional Office at: Office No. 301,302,303,304, 3rd Floor, 3rd Eye Vision Building,

POSSESSION NOTICE (For immovable property) [Rule 8(1)]

Whereas, The undersigned being the authorized officer of the Nido Home Finance Limited

(formerly known as Edelweiss Housing Finance Limited) under the Securitization and

Reconstruction of Financial Assets and Enforcement of Security Interest [Act], 2002 (54 of

2002) and in exercise of powers conferred under Section 13(12) read with [rule 3] of the

Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 14-12-2024 call-

ing upon the Borrower RAVISHANKAR TIWARI (Borrower) and PRIYA KUMARI THAKUR

(Co-Borrower) to repay the amount mentioned in the notice being Rs. 10,38,807.47/-

(Rupees Ten Lacs Thirty Eight Thousand Eight Hundred Seven and Forty Seven paisa

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 Physical Possession of the property

through Sejal Rameshchandra Khumau, appointed as Court Commissioner in execution

of order dated 01-05-2025 passed by Chief Judicial Magistrate, Bardoli, Surat in Case No.

149/2025 described herein below in exercise of powers conferred on him under sub-section (4)

of section 13 of Act read with rule 8 of the Security Interest Enforcement) Rules, 2002 on this

The borrower 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 the Nido Home

Finance Limited (formerly known as Edelweiss Housing Finance Limited) for an amount

Rs. 10,38,807.47/- (Rupees Ten Lacs Thirty Eight Thousand Eight Hundred Seven and

The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in

THE SCHEDULE OF THE PROPERTY

All That Piece And Parcel Of Property Bearing Plot No. 87 Admeasuring 46.93 Sq. Yard I.E.

39.24 Sq. Mts., Along With 27.67 Sq. Mts. Undivided Share In The Land Of Road & Cop; In

"Balaii Park". Situate At Revenue Survey No. 142. Block No. 365 Admeasuring He. Are. 1-82-

21 Sg. Mts., Of Moje Village Mota, Ta: Bardoli, Dist: Surat: Bounded As Sale Deed:- North:-

Plot No. 86 East:- Plot No. 88 West:- Block No. 366 South:- Society Internal Road.

(formerly known as Edelweiss Housing Finance Limited)

Registered Office Situated At Tower 3, 5th Floor, Wing 'B',

Only) within 60 days from-the date of receipt of the said notice.

IIM - Panirapole Road, Ahmedabad – 380015

20th Day of (July) of the year 2025.

Forty Seven paisa Only) and interest thereon.

respect of time available, to redeem the secured assets.

nido

Sd/- Authorized Officer

For Nido Home Finance Limited

## SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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 8 (6)/9(1) of the Security Interest (Enforcement) Rule, 2002 Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor (s) that the below described immovable property mortgaged / charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Union Bank of India (Secured Creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" on the date mentioned below, for recovery of dues as mentioned hereunder to Union Bank of India from the below-mentioned Borrower(s) & Guarantor(s). The Reserve Price and the Earnest Money Deposit are also mentioned hereunder

Email ID: crld.rosurat@unionbankofindia.bank

## DATE AND TIME OF E-AUCTION – 29-08-2025 (Friday) from 12:00 p.m. to 05:00 p.m.

Branch Name, Address Union Bank of India, BARDOLI Branch, Kashyap Chamber, Station Road, Opp:Mudit Palace, Bardoli-394601, District & Contact No. Name of the Borrower & Guarantor/s: Mr. Babu Lal Khatik (Borrower), Mrs. Amount due :- Rs. 9,27,965.62 as per demand notice dated 20-01-2025 with

Sumitra Khatik (Co-Borrower), Mr. Jagdishprasad Mishra (Co-Borrower) further interest, cost & expenses less recovery (if any). Property No. 01: All that piece and parcel of property bearing RESIDENTIAL HOUSE/PLOT NO. 113 admeasuring 40.15 Sq. mt and as per site admeasuring 40.13 sq. mts. along with undivided share of Road and COP of "SHRI-VILLA RESIDENCY" situated at land bearing Revenue Survey No. 329, BLOCK NO-343, admeasuring 13913 sq. mts. of Village Tundi, Sub District - Palsana, District Surat Gujarat in the name of Mr. Babu Lal Khatik & Mrs. Sumitra Khatik. Type of Possession – Symbolic Possession, Details of

encumbrances over the property, as known to the secured creditor, if any: None Reserve Price - Rs. 7,33,000 | Earnest money to be deposited - Rs. 73,300

above said loan, about the holding of E-Auction Sale on the above mentioned date. For detailed terms and condition of the sale, please refer to the link provided in https://www.unionbankofindia.co.in

This may also be treated as notice u/r 8(6) / 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrower(s) and guarantor(s) of the

For Registration and Login and Bidding Rules visit https://baanknet.com Date: 26-07-2025 Authorised Officer.

Place: Surat, Gujarat

Union Bank of India

### STATE BANK OF INDIA COMMERCIAL PLOTS @ L P SAVANI ROAD & PAL, SURAT FOR SALE (UNDER SARFAESI) For More Details https://baanknet.com PROPERTY ID or Please contact SBIN200028365652 & SBIN200054304319 & or Scan SBIN200020143266 Commercial Plot: Rs. TP Scheme 16 @ Pal. Surat. 55.33 Cr Area 4626 Sq Mts Commercial Plot : Rs. TP Scheme 31 @ L P Savani Road 74.62 Cr Surat. Area 5199 Sq Mts Commercial Plot: TP Scheme 31 98242 75526 @ L P Savani Road, 23.62 Cr Surat. Area 1795 Sq Mts 94407 80127

### **IDFC FIRST Bank Limited**

(erstwhile Capital First Limited CIN: L65110TN2014PLC097792

Chetpet, Chennai-600031. TEL: +91 44 4564 4000 | FAX: +91 44 4564 4022.

(erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) under the Securitization 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 a demand notice dated 30.04.2025 calling upon the borrower, co-borrowers and guarantors 1. ALPESHKUMAR VALAND, 2. PRITIBEN VALAND, to repay the amount mentioned in the notice being RS. 5.53.435.21/- (Rupees Five Lac Fifty Three Thousand Four Hundred Thirty Five And Twenty One Paisa Only) as on 29.04.2025 within 60 days from the date of receipt of

The borrowers 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

the property and any dealings with the property will be subject to the charge of THE IDFC FIRST Bank Limited (erstwhile Capital First Limited and amalgamated with IDFC Bank Limited) for an amount of RS. 5,53,435.21/- (Rupees Five Lac Fifty Three Thousand Four Hundred Thirty Five And Twenty One Paisa Only) and interest thereon. The borrower's attention is invited to provisions of sub - Section (8) Of Section 13 of the

### Description of the Immovable properties.

Share Of Comman Plot Area Admeasuring 482 Sq. Fts., Total 1082 Sq. Fts., Premises Known As "shamruddhi Society" Total Area 784 Sq. Mtrs. Paiki Of R.s. No. 1009/2 Of Moje Dabhoi Of Registration Sub District Dabhoi & Registration District: Vadodara, Gujarat-391110, And Bounded As: East: Plot No. 29, West: Plot No. 27, North: 7.50 Mtr. Society Road, South: Plot No. 31

Date: 21-07-2025 IDFC FIRST Bank Limited (erstwhile Capital First Limited Place: Vadodara Loan Account No: 30294809

Whereas. The undersigned being the authorized officer of the Bank of Baroda, 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 Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 12.05.2025 Calling upon the Borrowers/Mortgagor/Guarantor Mrs. Amita Bholashankar Prajapati (Borrower), Mr. Bholashankar Babulal Prajapati (Co-Borrower) to repay the amount mentioned in the notice being Rs. 12,26,024.63 (Rupees Twelve Lac Twenty SixThousand Twenty Four and Paisa Sixty Three Only) as on 11.05.2025 and further interest and charges and expenses within 60 days from the date of receipt of the said notice.

The Borrowers / Guarantor / Mortgagor having failed to repay the amount, notice is hereby given to the Borrowers / Guarantors /Mortgagor and the public in general that the undersigned has taken 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 8 of the said Rules on this 21 day of July of the year 2025.

The Borrowers / Guarantors/ Mortgagor 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 the Bank of Baroda for an amount Rs.12, 26,024.63(Rupees Twelve Lac Twenty Six Thousand Twenty Four and Paisa Sixty Three Only) as on 11.05.2025 and further interest and other charges & expenses thereon until full and final payment. The borrower'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.

All that piece and parcel of immovable Property bearing Gram Panchayat House No. 4/356 constructed on 3-A, admeasuring 123.37 sq.mts. Forming Part of NA land bearing revenue survey No. 140/3/ paikki 5 situated at Village - Pardi, Sandhpore, Tal & Dist.-Valsad-396001, belongs to Mrs. Amita bholashankar Prajapati, Bounded as follows: East- Private Road, North-Plot No. 3/B, West - Plot No. 4, South- Plot No. 2.

Place : Valsad



(Sponsor: CANARA BANK) CIN: L85110KA1987PLC008699 Baroda Highschool Lane, R.C. Dutt Road, Alkapuri,

### POSSESSION NOTICE [Rule 8 (1)] [For Immovable Property]

Interest Act 2002 and in exercise of the powers under the said Act and Security

Interest (Enforcement) Rules, 2002, issued a Demand Notice Dated 12/05/2025 calling upon the borrowers Richard Thomasbhai Parmar and Co-Borrower Preet

and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred under Section 13(4) of the said Act read with Rule 8 (of the Security Interest Enforcement Rules, 2002) on this the 23rd day of July of the year 2025.

Act, in respect of time available, to redeem the secured assets: The borrower in particular and the public in general is hereby cautioned not to dea with the property and any dealings with the property will be subject to the charge of

Thirty Seven Thousand Seventy Six Only) and interest thereon. Description of immovable property Registration District & Sub District Vadodara In the Sim of Village Vadodara Kasba

there Flat no G-1 On Ground Floor Construction Area Adm 95.72 Sq Mtr Undivided Share of Land Area Adm 66.09 Sq Mtr. Bounded: East: Block No.5, West: Flat no. G/4. North: 7.50 Road. South: Flat No G/2 Sd/- Authorised Officer

Branch Name, Address | Union Bank of India, Parvat Patiya Branch, Plot No 2,3,4, I. G. Complex, Ground Floor, Amidhara Society, Aai Mata Road,

Amount due :- Rs. 8.13.057.69 as per demand notice dated 23-03-2022 with



Regional Office Surat: Shop No.432 - 439, Prime Shoppers, Fourth Floor, Udhana-Magdalla Road, Vesu, Surat, Gujarat - 395007, Auth.Officer: Ramytar Meena, Mo.8827433132, Email ID: crld.rosurat@unionbankofindia.bank

### SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES 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 8 (6)/9(1) of the Security Interest (Enforcement) Rule, 2002 Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor (s) that the below described immovable property mortgaged / charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Union Bank of India (Secured Creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" on the date mentioned below, for recovery of dues as mentioned hereunder to Union Bank of India from the below-mentioned Borrower(s) & Guarantor(s). The Reserve Price and the Earnest Money Deposit are also mentioned hereunder:

### DATE AND TIME OF E-AUCTION - 14-08-2025 (Thursday) from 12:00 p.m. to 05:00 p.m. Branch Name, Address | Union Bank of India: BARDOLI Branch, Kashyap Chamber, Station Road, Opp:Mudit Palace, Bardoli - 394601,

& Contact No. District Surat.

Name of the Borrower & Guarantor/s :- Mukeshbhai Ramchandra Khatik Amount due :- Rs. 11.79.252.03 as per demand notice dated 01-05-2024 with

(Borrower), Minaben M Khatik (Co-Borrower), Brijkishor S Prajapati (Guarantor) further interest, cost & expenses less recovery (if any). Property No. 01: All that piece and parcel of property bearing Residential House No. 233 admeasuring 40.13 sq. Mt situated in "Shree Villa Residency" constructed on Non-Agricultural land bearing Revenue Survey No. 329, Block No. 343, admeasuring 40.13 sq. Mts. Situated within the limits of Moje - Tundi, Block No. 343, Survey No. Block no.

343, Plot No. 36 "Shree Villa Residency" B/H Saikrupa Residency, Moje — Tundi, Taluka- Palsana, District Surat Gujarat in the name of Mr. Mukeshbhai Ramchandra Khatik Type of Possession – Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: Nil Reserve Price: Rs. 6,56,500 | Earnest money to be deposited: Rs. 65,650 Name of the Borrower & Guarantor/s :- M/s H. V. Surati Prop. Hemantkumar V | Amount due :- Rs. 9,82,044.52 as on 20.12.2024 with further interest, cost &

Surati (Borrower), Mrs. Bhikhiben K Surati (Guarantor) Property No. 02: All that part and parcel of the property bearing Residential Flat No. 110 of 'C' Type admeasuring built up area 641 sq. ft. i.e. 59.24 sq. mtr. on First Floor of

Building "RATNA KALASH RESIDENCY" including undivided share of land and COP admeasuring 8.50 sq. mts. (Registered as Property No. 1899 before Gram Panchayat Ten constructed upon Plot No. A/21, A/22, Block No. 7 situated at Moje Village: Ten, Taluka: Bardoli, District Surat in the name of Mrs. Bhikhiben K Surati. Type of Possession Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: Nil Reserve Price: Rs. 8,41,500 | Earnest money to be deposited: Rs. 84,150

Name of the Borrower & Guarantor/s: Gopal Govindbhai Thori (Borrower), Rajesh Amount due :- Rs. 10,07,748.84 as on 01/08/2022 with further interest, cost &

Gopilal Mali (Co-Borrower)

Property No. 03: All That Piece And Parcel Of Land Bearing Plot. No. 125 Admeasuring About 40:19 Sq.Mts I.E. 48:06 Sq. Yard And Individual Share Of Common Plot, Road

Margin Admeasuring 14.00 Sq. Mts I.E. 16.75 Yard Total Admeasuring 54.19 Sq Mts I.E. 64.81 Sq. Yard Of "Nilkanth Residency" Situated At Land Bearing R.S.No./Block No. 273/A, Khata No. 1485 Of Village Tathithaiya, Sub. Dist: Palsana, Dist: Surat. In the name of Mr. Gopal Govind Thori. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None Reserve Price - Rs. 7,31,000 | Earnest money to be deposited - Rs. 73,100

Name of the Borrower & Guarantor/s : Mr. Harijan Ranjit (Borrower), Mr. Harijan | Amount due :- Rs. 11,36,481,31 as on 29-09-2023 with further interest, cost 8 Ramchhabile (Co-Borrower), Mr. Santram Munnarbhai Kevat (Guarantor) expenses.

Property No. 04: All that piece and parcel of property bearing RESIDENTIAL HOUSE NO. 233 (after KJP Block No. 369/233) admeasuring 40.15 Sq. mtr. along with undivided

share of Road and COP adm. 21.20 sq. mtrs. situated in "RAHI TOWNSHIP VIBHAG - 1" constructed on non-agricultural land bearing Revenue Survey No. 352, 353, 354 Block No. 369 at Village – Kareli, Sub Dist. – Palsana, Dist. – Surat in the name of Mr. Harijan Ramchhabile and Mr. Harijan Ramchhabile Aklu. Type of Possession – Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

Reserve Price - Rs. 6.75.000 | Earnest money to be deposited - Rs. 67.500

Name of the Borrower & Guarantor/s: Mrs. Neelama Shrivasty (Borrower), Mr. Amount due: - Rs. 9,33,124.84 as on 04/09/2023 with further interest, cost & Dharmendra Shrivasty (Co-Borrower)

sq. mts. of "KRISHNA VILLA VIBHAG-1" situated at RS no./Block no. 301/B admeasuring about 121.30 sq. mts. at Village Kareli Sub-District Palsana District Surat Gujrat in the name of Mrs. Neelama Shrivasty. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None Reserve Price - Rs. 7,10,000 | Earnest money to be deposited - Rs. 71,000

Property No. 05: All that piece and parcel of property bearing No. A/40 admeasuring 55.14 sg. mts. With undivided share in the road and COP land admeasuring about 16.54

Name of the Borrower & Guarantor/s: Yogesh Gyaneshwarbhai Patil (Borrower

Amount due :- Rs. 15,29,780.47 as on 05-03-2024 with further interest, cost & Property No. 06; All that part and parcel of the property bearing Plot No. 76/A, Admeasuring 990.00 sq. ft. equivalent to 91.97 sq. mts. and construction thereupon in "Nimit Residency" situated on Block No. 226 at Village: Dhamdod Lumbha, Taluka Bardoli, District Surat and said plot registered as Block/Survey No. 226/102/A-76 before the

Revenue Record including constructed residential house registered as property No. R-A/76 before the Gram Panchayat Dhamdod Lumbha in the name of Mr. Yogesh Gyaneshwarbhai Patil. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

Reserve Price - Rs. 22,98,000 | Earnest money to be deposited - Rs. 2,29,800 Branch Name, Address Union Bank of India, L. P. Savani Branch, Shop No.23/24, Western Business Hub, Near Virbhadra Avenue, L. P. Savani To & Contact No. Green City Road, Pal, Surat - 395009

Hemaben Hitesh Kumar Jariwala), Mrs. Hemaben Hitesh Kumar Jariwala

Name of the Borrower & Guarantor/s: M/s Hema Fashion (Proprietor Mrs.) Amount due: - Rs. 9,51,556.94 as per demand notice dated 08-07-2024 with further interest, cost & expenses less effect recovery if any.

expenses less effect recovery if any

Property No. 07: All that piece and parcel of property bearing Plot No. 11 and as per revenue record known as Block No. 615/11 admeasuring 111.81 sq. mts. equivalent to 133.72 sg. yard together with undivided proportionate share in road and COP admeasuring 54.69 sg. mts. at "MADHUVAN" situated on the land bearing Block No. 615 (Rev Sur No. 70) admeasuring 29643.00 sq. mts. of Village Masma, Sub-District Taluka Olpad, District-Surat in the name of Mrs. Hemaben Hitesh Kumar Jariwala. Type of Possession -Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

Reserve Price - Rs. 13,80,000 | Earnest money to be deposited - Rs. 1,38,000

Branch Name, Address Union Bank of India, Navsari - Luncikui, DN Mehta Sarvajanik Hospital, JN Tata Marg, Luncikui, Navsari, Gujarat-& Contact No.

Name of the Borrower & Guarantor/s: Mr. Dinesh Shah, Mr. Abhimanyu Dinesh Amount due: - Rs. 13,05,876.00 as per demand notice dated 11.10.2019 with

Shah, Mrs. Manjudevi Dinesh Shah further interest, cost & expenses less recovery effected (if any). Property No. 08; All that piece and parcel of property situated at "Radhe Residency", A- Wing, Bardoli Road, Kabipore, Navsari, Tal & District - Navsari having Survey No. 222/3, land measuring 1160.20 sq.mtrs. building constructed thereupon known as "Radhe Residency" - A Wing, Flat situated at 2nd Floor Flat No. 208, Municipal Ward No. 2

House No. 5274/208 in the name of Mr. Dinesh Shah, Mr. Abhimanyu Dinesh Shah&Mrs. Manjudevi Dinesh Shah. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None Reserve Price - Rs. 9,57,000 | Earnest money to be deposited - Rs. 95,700

Name of the Borrower & Guarantor/s; Mr. Tarachand Bhagvan Singh, Mrs. Prem Amount due: - Rs. 6.46,982.08 as on 06.04.2021 with further interest, cost & Devi Tarachand C/O Ramtanubhai Manchhu Chaudhary

Reserve Price - Rs. 11,00,000 | Earnest money to be deposited - Rs. 1,10,000

Property No. 09: All that piece and parcel of property situated at Flat No. 203, Parishram Apartment, Gamthan of Village of Italya, Panchayat House No. 578, land admeasuring

313.00 sq. mtrs. Paiki, Second Floor, Construction admeasuring 648.00 sq. ft, built up super built up area 800.00 sq. fts. Navsari, District - Navsari in the name of Mr. Tarachand Bhagvan Singh & Mrs. Prem Devi Tarachand. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, it

Reserve Price - Rs. 9.18.000 | Earnest money to be deposited - Rs. 91.800 Branch Name, Address Union Bank of India, Surat Parle Point Branch, 116-118, Parle Point Place, Athwa Lines, Parle Point, Surat - 395007. & Contact No.

Name of the Borrower & Guarantor/s: Mrs. Rina Chandresh Kapuriya (Borrower), Amount due: - Rs. 9,18,767.73 as per demand notice dated 01.07.2024 with Mr. Chandresh D. Kapuriya (Co-Borrower) further interest, cost & expenses subject to recovery effected (if any).

Property No. 10: All that part and parcel of the immovable property bearing Flat No. 405 admeasuring about 52.88 sq. mts. Built up area on 4th floor of "GURU ASHISH RESIDENCY" together with undivided proportionate share admeasuring about 9.93 sq. mts. In underneath land of said building constructed on land bearing Plot NO. 1, Plot No. 2, Plot No. 52, Plot No. 53 and adjoining land of Plot No. 53 of Gokul Nagar situated on land bearing R. S. No. 455 i.e. Block No. 466 of Village Kholvad, Taluka Kamrej, Dist. Surat in the name of Mrs. Rinaben Chandreshbhai Kapuriya. Type of Possession - Symbolic Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

and amalgamated with IDFC Bank Limited) Registered Office: KRM Towers, 8th Floor, Harrington Road,

APPENDIX IV [Rule 8(1)]

POSSESSION NOTICE (For Immovable Property)

Whereas the undersigned being the Authorised Officer of the IDFC FIRST Bank Limited the said Demand notice.

property described herein below in exercise of powers conferred on him under subsection (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules. 2002 on this 21" day of July 2025. The borrowers in particular and the public in general is hereby cautioned not to deal with

Act, in respect of time available, to redeem the secured assets:

All That Piece And Parcel Of The Plot No. 28, Plot, Admeasuring About 600 Sq. Fts. &

**Authorised Officer** 

and amalgamated with IDFC Bank Limited)

Date: 23.07.2025

Name of the Borrower & Guarantor/s: Mr. Shankhala Prakash Ratanial (Borrower), Mrs. Bhamari Devi (Co-Borrower), Mr. Ashok Kumar Mali (Guarantor) S/O - Mr Khubaji Sonaji Mali

further interest, cost & expenses less recovery (if any). Property No. 11: All that piece and parcel of Land bearing Plot No 320, Admeasuring 46.66 Sq. Yards as per K.J.P. Durasti Block No 3/320 Admeasuring 39.01 Sq. Mtrs. with Proportionate undivided inchoate Share of Road and C.O.P. admeasuring 25.68 Sq. Mtrs. in Aradhana Lake Town Vibhag-2 with all appurtenances pertaining thereto standing on land bearing Block No 3 to 10, 12, 19 and 362, consolidated New Block No 3, lying being and situated at Village- Jolva, District- Surat, Sub District Palsana in the name of Mr.

Reserve Price - Rs. 7,29,000 | Earnest money to be deposited - Rs. 72,900

Branch Name, Address Union Bank of India, Sanjan Branch, 1st Floor, Shivan Complex, Riddhi Sidhi Coop, Society, Zanda Chowk, Sanjan, & Contact No. District-396150.

Name of the Borrower & Guarantor/s: Mrs. Dilshadben Madadbhai Rayani Alias Dilshadben Madadali Rayani (Borrower), Mr. Nijar Kamrubhai Dosani (Guarantor), Mr. Nuruislam Magbul Sultan (Guarantor)

expenses less effect recovery if any Property No. 12: All that pieces and parcel of immovable property i.e. Residential Flat No. 105, First Floor, Area – 935.00 sq. ft. (86.89 sq. mtrs.) and Flat No. 106 admeasuring

Amount due :- Rs. 20,96,793.50 as on 09/09/2022 with further interest, cost &

Amount due :- Rs. 15.02.203.38 as per demand notice dated 14-09-2021 with

Amount due :- Rs. 15,01,845.88 as per demand notice dated 21.08.2021 with

685.00 sq.ft. (63.66 sq.mtrs.) on the first floor, of the building known as "MAZDA TRADE CENTRE" constructed on the N.A. Land bearing Survey No. 101/1 paiki admeasuring 2137.00 sq. mtrs. of village - Sanjan, Taluka Umbergaon, District - Valsad, with common rights, title access, easement facilities thereto in the name of Dilshadben Madadbha Rayani Alias Dilshadben Madadali Rayani. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any Reserve Price - Rs. 17,21,500 | Earnest money to be deposited - Rs. 1,72,150

Branch Name, Address Union Bank of India, SURAT NANPURA Branch, Swati Apartments, Ground Floor, Ward 1, Timalaiwad, Nanpura-395001.

& Contact No.

& Contact No.

& Contact No.

Date: 26-07-2025

epaper.financialexpress.com

Place: Surat, Gujarat

Name of the Borrower & Guarantor/s: Mr. Kirit Chimanbhai Ambaliya (Borrower & Amount due :- Rs. 18.84,506,54 as per demand notice dated 29-01-2024 with further interest, cost & expenses less recovery effected (if any).

Mortgagor), Mr. Ambaliya Rasikbhai (Co-Obligant)

Property No. 13: All Right title and interest of immovable property bearing Plot No. 187 admeasuring 60.28 Sq. mts (As per Village form no. 7/12) with proportionate undivided inchoate share of Road and C.O.P. in "Mahadev Residency No.1" with all appurtenances pertaining thereto, standing on land bearing Revenue Survey. No. 44, 45, 498, 498/5, 499/1, 499/2, 499/3, 499/4 & 499/6, Consolidated Block No. 67/A, lying being and situated at Village: Bagumara, Taluka: Palsana, District: Surat in the name of Mr. Kirit Chimanbhai Ambaliya. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

further interest, cost & expenses.

Reserve Price - Rs. 14,20,000 | Earnest money to be deposited - Rs. 1,42,000 Name of the Borrower & Guarantor/s: Mr. Nagocha Lalji M. Mr. Nilesh M Nagocha

Property No. 14: All that piece and parcel of immovable property bearing Plot No. 44 (B Type) with construction (As per passing Plot No. B-44) adm. 53.37 sq. mtrs as per fillage Form No. 7/12 in Shree Vir Vinayak Residency with all apurtenances pertaining thereto, standing on land bearing R.S. No 116/2, Block No. 118 lying, being and situated at Village - Mankana, Tal - Kamrej, District - Surat, Sub-District - Kamrej in the name of Lalji M Nagochi. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

Reserve Price - Rs. 7,82,000 | Earnest money to be deposited - Rs. 78,200

Name of the Borrower & Guarantor/s: Mrs. Rajput Anshu Rajeshsingh (Applicant), Mr. Rajeshsingh Rambadansingh (Co-Applicant), Mr. Nakum Bhupatbhai Balubhai (Guarantor)

further interest, cost & expenses less recovery effected (if any). Property No. 15: Immovable property bearing Plot No 87, (F Type). As per passing plot no F-87), adm 63.62 sgmtrs As per village form No 7/12 in Shree Vir Vinanyak Residency, with all appurtenances pertaining thereto, standing on land bearing R. S. no 116/2, Block No118 lying being situated at Village Mankana. Tal Kamrei Dist Surat in the name of Rajput Anshu Rajesh Singh. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None

Reserve Price - Rs. 9,10,000 | Earnest money to be deposited - Rs. 91,000 Branch Name, Address

Name of the Borrower & Guarantor/s :- M/s Dhiru International (Borrower), Prop. Amount due :- Rs.15.95.760.07 as per Demand Notice Dated 16.09.2023 Virendra Kumar Kishanlal Doda, M/s Dhiru Fashions (H.U.F) Proprietor - issued to M/s Dhiru International and accrued interest plus charges thereafter

Union Bank of India, Surat Textile Market Branch, Surat Textile Market, Ring Road, Surat - 395002.

Virendra Kumar Kishanlal Doda, Mr. Virendra Kumar Kishanlal Doda less recovery effected (if any) & Rs. 3,14,072.71 as per Demand Notice dated (Borrower & Mortgagor)

16-09-2023 issued to M/s Dhiru Fashions Property No. 16: All the right, title and interest of Immovable property bearing Commercial Shop No 415 admeasuring about 130.00 sq. ft. situated on the 4th floor of property known as "MULCHAND MARKET" constructed on leasehold land admeasuring about 780.00 sq. mts. towards the northern side Nondh No 2330 paiki of City Survey Ward No.

4 of City Surat in the name of Mr. Virendra Kumar Kishanlal Doda. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: Nil Reserve Price: Rs. 9,90,000 | EMD: Rs. 99,000 Branch Name, Address Union Bank of India, Vapi Main Branch, Ground Floor, Dharti Chambers, CM 8/13, N.H.No.8, GIDC, Vapi - 396195,

& Contact No. **District Valsad** 

Name of the Borrower & Guarantor/s :- M/s Sai Plastic, Mrs. Nilam V Kotadiya , Mr. Vitthal Madhubhai Kotadiya

Amount due :- Rs. 14,26,952.00 as on 30.12.2019 with further interest, cost & expenses Property No. 17: Office no. 305 third Floor adm, 475sq feet (44.14 sq. mts) super built up area constructed on NA land bearing survey no 55/Paiki 5, adm. 681 Sq mts of the building known as Rushiraj Complex Village Balitha Tal Vapi, Dist: Valsad in the name of Vitthal Madhubhai Koladiya, Type of Possession – Physical Possession, Details of

Reserve Price: Rs. 8,08,000 | EMD: Rs. 80,800 Name of the Borrower & Guarantor/s :- Mr. Vitthalbhai Madhubhai Koladiya. Mrs. Nilam V Kotadiya

encumbrances over the property, as known to the secured creditor, if any: Nil

District Valsad in the name of Mr. Vitthal Madhubhai Kotadiya. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: Nil

Road, Surat-395006

expenses Property No. 18: Flat No B-408, adm 705 sq. feet (65.52 g mts) super built up area on the fourth Floor of the "B" Building of PUSHPAK APARTMENT "B" constructed on NA land bearing survey no 88/1, plot no -15 adm 1668.00sg mts (computerised survey n 88/1 paiki 14 khata no -1555) within the limits of Umergaon Nagarpalika Taluka Umergaon,

Amount due :- Rs. 3.05.609.63 as on 05/07/2021 with further interest, cost &

Reserve Price: Rs. 8,97,000 | EMD: Rs. 89,700 Branch Name, Address Union Bank of India, VARACHHA ROAD Branch, Shantaba Complex, Hirabaug, Near Tapshil Society, Dholi Kui, Varachha

Reserve Price: Rs. 5,22,000 | EMD: Rs. 52,200

Name of the Borrower & Guarantor/s :- Mr. Hareshbhai Danabhai Dangar

Amount due :- Rs. 6,89,134.28 as on 15.06.2017 with further interest, cost &

(Borrower), Mr. Rajiv Harishankar Tiwari (Guarantor)

Property No. 19: Flat No. 102 on 1st Floor of Diya Residency Kadodra Tal. Palsana District - Surat admeasuring about 681 sq.fts. consisting a part of Revenue Survey No. 33/26, 27, 28, 29 Block No. 139/A-1 ie 139+2+3+4 paiki, Block No. 139/2 of Village Kadodra, Tal Palsana, District - Surat in the name of Mr. Hareshbhai Danabhai Dangal Type of Possession – Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: Nil

expenses less effect recovery if any.

above said loan, about the holding of E-Auction Sale on the above mentioned date. For detailed terms and condition of the sale, please refer to the link provided in https://www.unionbankofindia.co.in

For Registration and Login and Bidding Rules visit https://baanknet.com

This may also be treated as notice u/r 8(6) / 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrower(s) and guarantor(s) of the

Authorised Officer. Union Bank of India

**Description of immovable property** 

Date: 21.07.2025 **Authorized Officer** Bank of Baroda

Can Fin Homes Ltd (Sponsor: CANARA BANK)

235, 2nd Floor, Kanha Capital, Opp. Express Tower Hotel, Email: baroda@canfinhomes.com Vadodara -390007. Ph.: 0265 2989134, Mob. 76250 79134 The undersigned being the Authorized Officer of Can Fin Homes Ltd., under the Securitization and Reconstruction of Financial Assets and Enforcement of Security

Richard Parmar and Pravinbhai Ramabhai Padhiyar (Guarantor) to repay the amount mentioned in the notice being Rs.23,37,076/- (Rupees Twenty Three Lakh Thirty Seven Thousand Seventy Six Only) with further interest at contractual rates till date of realization within 60 days from the date of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower

The borrower's attention is invited to provisions of sub-section (8) of section 13 of the

Can Fin Homes Ltd for an amount of Rs.23,37,076/- (Rupees Twenty Three Lakh R.S No 616/3/1 Sub plot no 6 Paiki Adm 697.13 Sq mtr On which "Rail Nagar" Is

Can Fin Homes Ltd Place: Vadodara

& Contact No.

\*Shankhala Prakash Ratanlal. Type of Possession - Physical Possession, Details of encumbrances over the property, as known to the secured creditor, if any: None