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Home First Finance Company India Limited

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APPENDIX- IV-A [See proviso to rule 8 (6)] **SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-Auction Sale Notice for Sale of Immovable Assets under the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Co-Borrower (s) as per column (ii) that the below described immovable properties as per column (iii) mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Home First Finance Company India Limited for realization of its dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(12) of the said Act proposes to realize dues by sale of the said property/les and it will be sold on "As is where is", "As is what is", and "Whatever there is" as described hereunder. The auction will be conducted "On Line", for the recovery of amount due from Borrower (s) and Co-Borrower (s) as per column (i), due to Home First Finance Company India Limited.

S.	Name Borrower (s) and Co-Borrower (s)	on Line , for the recovery of amount due	PROPERTY ADDRE	umn (i), due to Home First Finance Company India Limited.	Date of Demand Notice	Demand Notice Amount	Date of Possession	Market Value	EMD Amount	Date and Time of Auction	Last Date & Time of Submission Of Emd & Documents	Number o Authorised officer
1.	TARI NARPAT SINGH, NARPAT SINGH	Flat No-C-105, UMA VIHAR RESIDENCY, R.S South-Adjacent Flat No. C-106, East-Adjacent	t.S.No-25, Block no 31, Plot No-148 to 163, Dastan , Palsana, Surat, Surat, 394315 Bounded by North-Adjacent Flat No. C-104 ent Society Road. West-Adjacent Passage.		03-08-2025	6,22,157	07-10-2025	3,06,608	30,661	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	8000073408
2.	Hema Umakant Padhi,Umakanta Bhaskar Padhi	Flat No-505, B-2, Shree Tirupati Balaji Town, R Nos. 169, 170, and 171 (or 165, 166, 167, 181 a	S. No. 140/2 (Block No. 222), R.S. No. 170 (Block	ck No. 223), and R.S. No. 171 (Block No. 224), T.P. Scheme No. 59, Final Plot sachin-magdalla road, surat, Surat, 395007 Bounded by North-Adjacent land of 24-meter Road.	03-08-2025	8,09,641	07-10-2025	6,03,462	60,346	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	777892619
3.	Neelam Shankr Lal,Shankar Pal, Satyendrasingh Tikamsingh Kushwah	Plot No-249, Siddhi Vinayak Residency, R.S.No-98, Block No 126, kanal road, bagumara, surat, 394305 Bounded by North-Plot No-250, South-Plot No-248, East-Plot No-158, West-Internal Road of the Society.				10,27,870	07-10-2025	9,05,073	90,507	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	95370226
4.	Sima Devi, Pavitra Narayan	Flat No-402, Building No-A, Shree Krishna Residency, Block No-247, Aradhana Greenland, Plot no. 314-334, Jolwa, Kadodara, Surat, Gujarat, 394327 Bounded by East-Society Road, West-Common Plot, North-Adjacent Block No-249, South-Society Road.				8,56,558	07-10-2025	4,57,650	45,765	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	95370226
5.	Vandana Dines Patil, Dinesh Sahebarav Patil, Kiran Dinesh Patil					8,27,849	07-10-2025	5,07,717	50,772	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	95370226
6.	Dhivare Kalpanaben, Dhivare Magan Mahadu, Dilip Magan Dhivare		aike, Block No - 97/2, Plot No 11 to 13, Sub Plot No 18 (Sub Plot No 19) y East-Road, West-Road, North-Plot No 10, Sou	No - 2, Labdhi Bunglows, B/h Pacific School of engineering, Nr Chalthan, Saki, th-Plot No-14.	03-08-2025	7,15,385	07-10-2025	2,02,009	20,201	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	78788842
7.	Sunanda Sudhakar Jagtap, Dinesh Sudhakar Jagtap, Sudhakar Namdev Jagtap		Block No - 97/2, Plot No 11 to 13, Sub Plot No - 2 st-Road, West-Road, North-Plot No-10, South-P	, Labdhi Bunglows, B/h Pacific School of engineering, Nr Chalthan, Saki, Tal- lot No-14,	03-08-2025	7,68,463	07-10-2025	2,09,400	20,940	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	82389945
8.	Mayaben Bhaveshbhai Ambaliya, Bhavesh lavjibhai Ambaliya,Tushar Lavajibhai Ambaliya	Bounded by East-Property boundaries, West-S	ociety Internal Road, North-Adjoining plot number		03-08-2025	13,56,016	07-10-2025	8,53,200	85,320	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	80000734
9.	Nikita Sanket Pawar, Sanket Pawar	Flat No-304, 3rd Floor, Wing-A, Krushnam Residency, Plot No - 335 to 346, Aradhana Greenland, Block No - 247, Kadodara, Surat, Gujarat, 394327 Bounded by East-Society Internal Road, West-Boundary of the Respective Society, North-Society Internal Road, South-Society Internal Road.				8,40,426	07-10-2025	3,07,125	30,713	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	78788842
10.	Jay Singh, Sunita Chauhan		esidency, R.S.No-57/1, 57/2 and 58 Block - B, ast-Passage and Flat No-105, West-Society Roa	Plot no - 180 to 183, Block No- 63, shree vinayak villa, Moje Dastan, Taluka: d, North-Flat No-101, South-Flat No-107.	03-08-2025	7,98,457	07-10-2025	4,03,392	40,339	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	898007161
11.	Bhartiben Popatbhai Ravale,Rohit Popat Gavle			nd 15, Karan to Sanki Road, Sanki, Surat, Surat, Gujarat, 394180 Bounded by ers B-24 and B-25, West-Internal road of the society.	03-08-2025	8,10,410	07-10-2025	3,47,270	34,727	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	898007161
12.	Late Gumani Pradhan (Deceased), Bipra R Pradhan, Other Legal Representative of Late Gumani Pradhan (Deceased)	Flat No-405, Balaji-2, Block No 83 Paikee, Plot No- 36 to 40, At Village-Mota Borsara, Ta- Man South-Plot No-41 & 44, East-Society Road, West-Society.		angrol, Dist- Surat, Surat, Gujarat, 394110 Bounded by North-Plot No-35 & 50,	03-08-2025	4,15,286	07-10-2025	3,07,151	30,715	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	834733363
13.	Madhav Pradhan, Nitu Madhav Pradhan,		o. 143/ Paiki 2, Plot no. 1 to 11, Moje - Chandor, Va sage is located to the north, South-An open space	api, Gujarat, 396191 Bounded by East-Flat No. 106 is located to the east, West-	03-08-2025	10,47,338	07-10-2025	8,15,625	81,563	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756720242
14.	Satyanarayan Nortaji Tepan, Savitriben Trepan	Flat-309, A, Pushp Height, Nr Ramol Octroi Naka, Ramol, Ahmedabad, Gujarat-382449. Bounded By: East by - Flat number 320 in Block 'A', West by - Society Internal Road, North by - Flat number 310 in Block 'A', South by - Flat number 308 in Block 'A'.				7,99,805	07-10-2025	8,42,400	84,240	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	787829166
15.	Gopal Ram prasad Yadav, Kaushilya Ramprasad yadav,Vijay shankar Ramprasad yadav	Flat No-102, Nakshatra Residency, R.S.No-34,35 paiki, Block No - 97 paiki 2, Plot No - 5-6-7, (sub plot no - 4),Labdhi Bungalows,Moje - Saki, Tal Palsana,Surat,Gujarat,394327 Bounded by East-Road, West-Road, North-Plot No-4, South-Plot No-8.				6,00,290	07-10-2025	3,01,203	30,120	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	898007161
16.	Mukeshkumar Ishwarlal Dhimmar	Flat No-B-204, Second Floor, Shree Vishnudatt Residency, Survey No.270/D Paikee, City Survey No.51/A, Nr. Khimchand Mulji High School, Bunder Road, Valsad, Vapi, Gujarat, 396001 Bounded by North-Open Land, South-Flat no. B-203, East-Flat no. B-205, West-Open Land.				17,19,274	07-10-2025	19,99,500	1,99,950	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	982536063
17.	Ranjitbhai Gobarbhai Ratoja, Rahulbhai Gobarbhai Ratoja, Mayaben Gobarbhai Ratoja, Gobarbhai Devabhai Ratoja	Row House-Plot.7-South, Dharma Sidhdhi Society, B/ H Siyaram National Highway 8A, Jambudiya, Morbi, Morbi, Gujarat-363642. Bounded By: North by - Plot No. 7/P, South by - Plot No. 6, East by - R. S. No. 3, West by - 7.50mt Wide Road.				13,03,386	07-10-2025	16,09,750	1,60,975	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	886634726
18.	Ranjana Arjun Singh, Arjun Kumar Umashankar Singh	Row House No. 01, Green Wood Villa, Old Sr.No.41/Paikee 3/Plot No.14 & 41/Paikee 3/Plot No.15, New Sr.No.1197 & 1198, Near Motiwada Fatak, Moje. Motiwada, Tal. Pardi, Dist. Valsad - 396185, Gujarat, Motiwada, Gujarat, 396185 Bounded by North-Plot No-13, South-Row House No-02, East-Internal Road, West-Plot No-08 and 09.				22,39,386	07-10-2025	28,35,000	2,83,500	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	982536063
19.	Jitendra Kuber Sing, Sangita Devi,	Plot No-698, Shivanta Homes-1, R.S. No. 419, 420, 423, 424, Block No-450, Behind Aradhana Platinum, Nr.Tulsi Paper Mill, Kareli, Umrakh road, Bardoli, Surat, Surat, Gujarat, 394601 Bounded by North-Plot No. 697, South-Plot No. 699, East-Plot No. 667, West-Society Road.				13,14,651	07-10-2025	7,93,046	79,305	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	898007161
20.	Uday Miyatra, Manjulaben Miyatra	House-Plot.21-South, Kabir Park, Behind Bhoomi towers, Vavdi road, Morbi, Gujarat-363641. Bounded By: North by - Plot No 21 Paiki, South by - Plot No 22, East by - 9m Road, West by - Plot No 36.				10,20,428	07-10-2025	11,35,600	1,13,560	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	886634726
21.	Deepak Swaminath Choudhari, Savan Choudhari	Plot No-721, GreenPark-3, Plot 122-131,162-171,530-546,561-578,615-669,690-699,720-734, 755-777, R.S.No-38,39 and 40, Old Block No:-29, New Block No. 31, Beside Shreeji Residency, Nr. Haldharu High School, Haldharu Parab Road, Haldharu, Surat, Surat, Gujarat, 394310 Bounded by East- Adjoining Plot Number 698, West- Adjoining Society Road, North-Adjoining Plot Number 720, South-Adjoining Plot Number 722.				9,06,790	07-10-2025	7,02,274	70,227	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756777726
22.	Thakre Umeshbhai Rajaram, Thakre Kavitaben Umeshbhai	Flat No.H-2/204, Shree Sai Samarth Apartment, Survey No. 68, Sub Plot H-2, After K.J.P New Survey No. 68/377, Near Sai Township, Station road, Songadh, Songadh, Gujarat, 394670 Bounded by North-Flat No. H-2/203, South-Flat No. H-2/205, East-9.00 mt. Road, West-Parking and Open Space of Common Plot.				8,35,368	07-10-2025	8,10,117	81,012	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	840115545
23.	Manish, Babita	Flat No-108, New Hari Residency, Plot No:- A/13 & A/14 (As per Site) & 5, 6 (As per Approved Plan), R.S. No. 133, Block No. 137/A, Hissa No. 3, Harihantpark Society, Kadodara char rasta, Kadodara Surat, Surat, Gujarat, 394327 Bounded by-North-Stair, South-Open Space, East-Passage, West-Adj. Building.				6,32,486	07-10-2025	5,53,059	55,306	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756777726
24.	Jayntibhai Jemabhai Zapdiya, Hansaben Jayantibhai zapadiya	Flat-Flat No. 102, Harikunj Apartment, 1st Floor, Rev sur no 301/3/p, Plot no 2/p Laxman Nagar, Opp - Hari Naman Residencey, Chitaliya Kuva Road, Jasdan, jasdan, Gujarat-360005. Bounded By: North by - Balcony, South by - Lift, Stair, East by - Wall, West by - Wall.				16,30,681	07-10-2025	12,13,720	1,21,372	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	781985129
25.	Madevbhai Thakarabhai Makvana, Bharatiben Madevbhai Makvana, Thakarabhai Ladhthirbhai Makwana	House-Plot No.166 & Plot No.167 Paiki West Side, Gurugreen Society, Nr. Gauri Sadan Residency, Himalaya Society, Bhoyan Road, AtTa-Deesa, Dist-Banaskantha, Deesa, Gujarat-385535. Bounded By: East by - Plot No.167 Paiki, West by - Plot No.165, North by - Plot No.164, South by - 9 Mtr. Wide Internal Road.				13,65,209	07-10-2025	30,87,500	3,08,750	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	99670689
26.	Vijay Ranagraj Punamiya, Dhanashree Shantaram Ghule	Flat No-H-503, Building No-H, Sai Dwarka Residency, Old Survey No.279/1,2, 277/1/Paikee.2/Paikee.1 & 279/3, New Survey No. 1224,1225,1226,1193, 1194, Chanod Viilage Road Near Arihant Park landmark Behind Dmart, Vapi, Gujarat, 396191 Bounded by North-Flat No. 502, South-Open Space, East-Open Space, West-Passage.				21,39,191	07-10-2025	19,17,000	1,91,700	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	820862445
27.	Chauhan Indravati Rajesh,Rajesh	Plot No. 90, Sai Shiv Nagar-1, Beside Shreeji Pravesh Residency, Survey No - 15/1 & 15/2, Block No 17 & 18, Behind Sai Bhupat Row House, Nr. Sachin - Talangpor Road. Pali, Surat., surat, Gujarat. 394230 Bounded by North-t Plot No. 91, South-Plot No. 89, East-Plot No. 135, West-20.00 ft. Road.				15,78,557	07-10-2025	18,07,803	1,80,780	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	777892619
28.	Pranavkumar Hasmukhlal Nayak, Varshaben Pravinkumar Nayak	House-S. No. 728, Plot No.50p South Side, Rajshree Bunglows -2, Gayatrimandir Road, At. Kanknol, Ta. Himatnagar, Dist. Sabarkantha., Gujarat-383001. Bounded By : East by - Margin then Plot No. 39, West by -6.00 Mt Road then Plot No.55, North by - Plot No. 50paiky, South by - Plot No. 49.				12,96,109	07-10-2025	15,55,000	1,55,500	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	834749110
29.	Sanjaybhai S Mahajan,Mahajan Kalpnaben Sanjaybhai,	Plot No-289, Anjani Homes, Old Block No. 28, 29 & 30, New Block No. 28, Opp. Anando Green Valley, Nr. Royal Park Society, Olpad - Sayan Road, Atodara, Olpad Surat,				13,63,707	07-10-2025	12,47,676	1,24,768	11-11-2025	09-11-2025	756777726
30.	Diliphai Khimjibhai Vadgama, Vinaben Diliphai Vadgama, Sandipkumar Dilipkumar Vadgama	House-Plot no 144,144/pBlock No. 31,Sanidhya Residency (Plot no. 178,179,180,181),RS no. 11, Sanidhya Residency, Block no. 22, Pipli road,Morbi,Gujarat-363642 Bounded By: North by - This Plot No. 144 Paiky (Block No. 30) Land, South by - This Plot No. 144 Paiky and Plot No. 145 Paiky (Block No. 32) other owner Land, East by Common Plot, West by - N.A. Road.			03-08-2025	12,08,801	07-10-2025	14,15,800	1,41,580	(11am-2pm) 11-11-2025 (11am-2pm)	(upto 5pm) 09-11-2025 (upto 5pm)	886634726
31.	Hirendra Kapure, POOJABEN shipi	Flat-4, A, Umang Vatva, Umang vatva, Near sadbhavna Chokdi, Beside Gujarat Offset, Vatva, Ahmedabad-382445. East by - 18Mtr Wide Road, North by - Adj. F.P. No. 52/2/1, West by - S.P. No. (½+2)/B, South by - Adj. S.P.No. 3			04-07-2025	7,94,120	07-10-2025	7,28,000	72,800	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	787829166
32.	Usha Anil Mishra, Banti Dilip Borade	Flat No-204, Kanaiyaraj Residency, R.S.No-129 and 130, Block No-112, Plot no- 45 to 48, Samrat Green City, Nr Priyanka Green City, Moje Kadodara, Palsana, Surat, Gujarat, 394327 Bounded by-East-Road, West-Plot Numbers: 56 to 53, North-Plot Number: 44, South-Plot Number: 49.			04-07-2025	6,15,071	06-09-2025	1,50,875	15,088	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756777726
33.	Sunilbhai Amrutlal Dangar, Asmitaben Sunilbhai Dangar,	Shop No-1/104, First Floor, Global Plaza, Rev sur no 190/paiki, Plot no 1, Off. Rajkot - Gondal N H 8/B Road, At:- Veraval (Shapar). Tal:- Kotdasangani, Rajkot, Gujarat, 360024 Bounded by North-Passage & Road, South-Shed no 1/1, East-Shop no 1/105, West-Shop no 1/103.			06-05-2025	6,36,505	17-09-2025	11,60,820	1,16,082	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	977309907
34.	Tribhuvan Patak, Geeta Devi,	Flat No-403, Shivdhara Residency, Block No. 200/A Plot No. 301 to 308, Gokuldham Vila, Tatithaya, Palsana, Surat, Gujarat, 394305 Bounded by East-Plot No-300, 309, West-Society Road, North-Society Road, South-Society Road.			03-02-2025	6,90,623	10-09-2025	3,21,750	32,175	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756777726
35.	Manibhai Ramanbhai Purabiya, Bharati Manibhai Purabiya,	Flat No-511, Vrajbhoomi Residency, Sy No 206/Paikee 3, Namdha, Vapi, Vapi, Gujarat, 396195 Bounded by East-Open Space, West-Flat No-510, North-Open Space, South-Passage.			03-02-2025	16,90,626	07-09-2025	12,50,000	1,25,000	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	820862445
36.	Shailendra Kumar Mishra-,Menka Shailendra Mishra	Flat-709, Keshav Enclave-2, KESHAV ENCLAVE - 2, Nr. Keshav Enclave, Nr. Viaan Business Hub, Opp. Radhe party Plot, Mahalaxmi Lake to Vatva Ring Road, Vatva, Ahmedabad-382440. Bounded By: East by - Society Road, West by - Flat No. 710, North by - Flat No. 708, South by - Society Road.			03-01-2025	27,42,312	27-08-2025	29,75,500	2,97,550	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	960127099
37.	Nayar Pramdasbhai-, Sujataben Nayar	Flat-503, Aakruti Township, Opp samruddhi residency near nandanvan heights opp old Narol court, Narol-Aslali highway, Behind vasant vihar society, AHMEDABAD, Gujarat-382405. Bounded By: North by - Flat no. K/502, East by Block L, West by - Flat no. K/504, South by - 20 feet road,				13,79,278	27-08-2025	14,80,500	1,48,050	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	94846432
38.	Rajesh Kushwaha	House-64, Shiv residency, Shiv Residency, R.S. No. 351/2, Block No:- 420, After Re-Survey Block No. 470, Moje- Haldharu, Sub Dist:- Kamrej, Dist:- Surat, Su				11,58,565	18-09-2025	9,93,200	99,320	11-11-2025 (11am-2pm)	09-11-2025 (upto 5pm)	756777726
	Company Name : e-Procurement Ter Help Line No .:079-35022160 / 149 / Contact Person : Ram Sharma -8000	chnologies Ltd. (Auction Tiger).	E-Auction Website/For Details, Other terms & conditions http://www.homefirstindia.com https://homefirst.auctiontiger.net	Details, A/c No: for depositing EMD/other amount .com 912020036268117-			Branch IFSC Code UTIB0000395	C Name of Beneficiary				1

Bid Increment Amount - Rs. 10,000/-. The sale will be done by the undersigned through e-auction bid form, declaration, General Terms & Conditions of online auction sale are available at Portal Site. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the property/ies put on auction and claims/ rights/ dues/ affecting 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 Home First. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/ rights/ dues. The sale shall be subject to rules/conditions prescribed under the securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002,

'STATUTORY 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002'

The borrower/ guarantors are hereby notified to pay the sum as mentioned in the demand notice along with upto 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. Date: 11-10-2025

Signed by Authorized Officer, Home First Finance Company India Limited

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The Indian Express. For the Indian Intelligent.

Place: Gujarat



I arrive at a conclusion not an assumption.

Inform your opinion detailed analysis.



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