



STATE BANK OF INDIA
SARB Vadodra 2nd Floor, Samyak Status, Opp. D R Amin School, Diwalipura Main Road, Vadodara - 390007
Phone : 0265-2225292, E-mail : sbi.10059@sbi.co.in

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
Appendix - IV-A [See Provisio to rule 8(6)]
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 PROVISIO TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Immovable property mortgaged/charged to the Secured Creditor, the **Symbolic possession** of which has been taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on **"As is Where is", As is What is" and Whatever there is"** basis on **21.08.2024 11:00 to 21.08.2024 16:00** for the recovery of respective amount, due to the State Bank of India (Secured Creditor) from the respective Borrower(s) and the Guarantor(s) as specified here under:

Name of Borrower(s)	Total dues for recovery As per Demand Notice Date 03.04.2024	Description of the immovable properties	Reserve Price EMD Bid Increase Amount	Date & Time for inspection of the properties & Contact Person
Shri Hardik Arvindbhai Zadiya Smt. Renukaben Arvindbhai Jadiafi Shri Jaykumar Arvindbhai Zadiya Shri Arvindbhai Kurjibhai Jadiafi	Rs. 66,99,935.58/- (Rupees Sixty Six Lakh Ninty Nine Thousand Nine Hundred Thirty Five and Paise Fifty Eight Only) as on 02.04.2024 with further interest incidental expenses, and costs etc. thereon	Property ID: SBIN20038924562 All the piece and parcel of immovable property situated at Flat No 101 Built Up Area admeasuring 145.00 Sq. Meter on the First Floor along with undivided proportionate share in underneath land of the Building C of the project known as "Silver Palace" situated at Utran, Land bearing Khata No 1081, Block No 113, Survey No 130,138 & Khata No 1080, Block No 115, Survey No 137/2 total land area admeasuring 155580.00 Sq. Meters, T P Scheme No 73 (Utran) F P No 54 Admeasuring 15106.00 Sq Meter of Village-Utran Taluka-Adajan (Surat City) Dist-Surat (Owned by Hardikbhai Arvindbhai Zadiya) Possession: Symbolic	Rs 74,00,000.00/- (Rupees Seventy Four Lakh Only) Rs 7,40,000.00/- (Rupees Seven Lakh Forty Thousand Only) Rs. 50,000.00 (Rupees Fifty Thousand Only)	06-08-2024 11:00:00 to 13:00:00 Shubham Jangid 7600093736

The e-auction will be conducted through Bank's approved service provider **M/s SISL Infotech Pvt. Ltd.** at their web portal <https://www.ebkray.in>. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on <https://www.ebkray.in>. The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid documents, Training/ Demonstration, Terms & conditions on online Inter-se Bidding etc., may visit the website <https://www.ebkray.in>. For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's website <https://www.sbi.co.in/> and website <https://www.ebkray.in>. Statutory Notice under Rule 8(6) of the SARFAESI Act. This is also 30 days notice to the Borrower(s)/Guarantor(s) of the above loan under Rule 8(6) of the SARFAESI Act 2002 about holding of Auction for the sale of secured assets on above mentioned date.

Date : 19.07.2024
Place : Surat

Sd/- Authorized Officer,
State Bank of India.



RELIANCE ASSET RECONSTRUCTION COMPANY LIMITED
Address : 11th Floor, North Side, R-Tech Park, Western Express Highway, Goregaon (East), Mumbai - 400063, Telefax : 022 - 41681200.

POSSESSION NOTICE - APPENDIX IV RULE 8 (1) (FOR IMMOVABLE PROPERTIES)
Whereas, The undersigned being the Authorized Officer of the Reliance Asset Reconstruction Company Limited under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the power conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice & published in Newspapers on below mentioned dates & under section 13(2) of the under noted Applicants, Co-Applicants & Guarantors to repay the below mentioned Outstanding loan amount within **60 days** from the date of receipt of the said notice.
The Applicants, Co-Applicants & Guarantors having failed to repay the amount, notice is hereby given to the Applicants, Co-Applicants & Guarantors and the public in general that the undersigned has taken **POSSESSION** of the properties 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 Security Interest (Enforcement) Rules, 2002 on the below mentioned dates.
The Applicants in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the properties will be subject to the charge of the **Reliance Asset Reconstruction Company Limited** for the below mentioned amount and interest & charges thereon.
The Applicants, Co-Applicants & Guarantors attention is invited to the provision of Section 13(8) of the SARFAESI Act, in respect of time available, to redeem the secured assets.

Loan Number, Applicant Name, Co-Applicant Name & Guarantor Name	Description of Secured Properties (Immovable Properties)	Demand Notice Date & Amount	Possession Date
GPL41, Ajmelsinh Kalusinh Parmar S/o. Kalusinh Bhavansinh Parmar, Vanrajsinh Kalusinh Parmar S/o. Kalusinh Parmar, Shilpaben Vanrajsinh Parmar W/o. Vanrajsinh Kalusinh, Radhaben Ajmelsinh Parmar W/o. Ajmelsinh Parmar, Shantaben Kalusinh Parmar S/o. Kalusinh Parmar, Ranjitsinh Mobatsinh Parmar S/o. Mobatsinh Parmar.	All that right, title and interest of Residential purpose land at All that piece & parcel Resi. H. No. 263 Measuring 140 Sq. Mtr. Situated At Village Parmar Faliyu, At Ranipura, Talod Taluka, Dist. Sabarkantha, Gujarat. Bounded as : North : Property of Kalusinh Bhavansinh; South : Property of Ghabusinh Parmar; East : Road; West : Property of Kalusinh Parmar.	Notice date 09.08.2024 Rs. 59,991/- as on 05.05.2023 & O/s as on date 12.07.2024 Rs. 10,22,736/-	13 July 2024
GPL289, Indrajitsinh Kalyansinh Gohil S/o. Kalyansinh Gohil, Sarojben Indrajitsinh Rathod W/o. Indrajitsinh, Kalyansinh Dalsinh Gohil S/o. Dalsinh Gohil, Maheshsinh Swarupsinh Rathod S/o. Swarupsinh Rathod.	All that right, title and interest of Residential purpose land at All that piece & parcel Resi. H. No. 259/2, Measuring 63.20 Sq. Mtrs. Situated at Patta No. 032, Gram Panchayat Karoli, Village : Karoli, Tal. Kalol, Dist. Panchmahal, Gujarat, Bounded by : North : Property of Owner; South : Property of Owner; East : Property of Udesinh Nansinh; West : Road.	Notice date 09.08.2024 Rs. 7,96,035/- as on 03.05.2023 & O/s as on date 15.07.2024 Rs. 12,18,495/-	17 July 2024


Authorized Officer
Reliance Asset Reconstruction Company Limited

Date : 17.07.2024 Place : Gujarat



ASSET RECOVERY DEPARTMENT
6TH FLOOR, BANK OF INDIA BUILDING, BHADRA, AHMEDABAD. PHONE : 079 - 66122528, 66122530

CORRIGENDUM
Regarding our Publication done on 23.06.2024 in "Financial Express" and "Divya Bhaskar" for Sale of Properties under SARFAESI Act for E-Auction Dated: 25.07.2024. This is to Inform that the E-Auction Platform has been Shifted from IBAP MSTC Portal (<https://ibapi.in>) to PSB Alliance Pvt. Ltd. (<https://ebkray.in>). Please visit <https://ebkray.in> for participating in e-auction. All Other Terms & Conditions of Sale Shall remain the same. Bidders are requested to complete all process of Registration before **10.00 AM** of respective E-Auction Date of 25.07.2024.
Date : 20.07.2024, Place : Ahmedabad Authorised Officer, Bank of India



HDFC Bank Ltd. : 1st Floor, Aakansha Building, Near Suryamukhi Hanuman Temple, Gondal Road, Rajkot - 360001. Ronak Vasani - 9427727807 & Hiren Shukla- 9376981025

E-AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002

Immovable Properties Taken over, under Securitization and Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002, for sale on "AS IS WHERE IS & WHAT IS THERE IS BASIS".

S. No.	Names of the Borrowers / Guarantor and Loan Account No.	Outstanding Dues to be recovered (Secured Debt)	Location & Details of Immovable Property	Reserve Price	Date of Inspection	Date of e-Auction & Timing & bid incremental values
1.	1) Ramkrishna Cot-gin Corporation A Partnership Firm Through It's Partner - Vinod Narshi Dobariya 2) Vinod Narshi Dobariya 3) Dilipbhai Narshibhai Dobariya 4) Induben Dobariya 5) Jasuben Dobariya (Loan No : 80340995)	Rs. 39,16,493.16* as on 15.07.2024	Residential Bungalow No. L-84 situated on the land adm. Sq. Mts 91-19 of Plot No. L-84 of area known as "Topland Residency" situated on the land of FF No. 759, 760 & 762 paikae of TPS No. 4 of Revenue Survey No.60/1, 60/2, 60/3, 61/2 & 61/3 paikae of village Raiya, District Rajkot.	Rs. 72,00,000/- EMD Rs. 7,20,000/-	03.08.2024 BETWEEN 10.00 A.M. to 12.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 75,000/-.
2.	1) Sahely Sari Palace - Through It's Proprietor Sanjaybhai Vallabhbhai Viroja 2) Sanjaybhai Vallabhbhai Viroja 3) Sureshbhai Vallabhbhai Viroja 4) Vallabhbhai Devrajbhai Viroja (Loan No : 84335749 & 8620356)	Rs. 24,45,423.91* as on 15.07.2024	Residential Cum Commercial Property on land admeasuring 70-31 sq. mts. At Bhuva Seri, Nr. Moti Chowk Known As "Nilkanth Provision Store" at CS No. 550(Paiki) in the Registration District & Sub District Jasdan.	Rs. 36,00,000/- EMD Rs. 3,60,000/-	03.08.2024 BETWEEN 03.00 A.M. to 05.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 40,000/-.
3.	1) SPAN IMPEX Through its Proprietor Late Urmilkumar Ramniksinh Thakor 2) Late Urmilkumar Ramniksinh Thakor Notice serve through legal heir / representative since deceased 2.1) Kailashben Urmilkumar Thakor 2.2) Other Legal Heirs of Late Urmilkumar Thakor 3) Rajeshkumar R. Thakor 4) Anusabben Ramniksinh Thakor (Loan No : 83613424 & 451964247)	Rs. 35,92,280.64* as on 15.07.2024	Residential property being "Tenament No. L 56, Gujarat Housing Board, B/H Flora Homes Society, Nr Rushikesh Vidhyalay, Nr Genda Circle, Trajpar Road, Morbi - 363641 and situated on the land admeasuring 122.56 Sq. Mts situated in the 86-LIG Colony which was constructed by Gujarat Housing Board, Morbi.	Rs. 36,25,000/- EMD Rs. 3,62,500/-	04.08.2024 BETWEEN 10.00 PM to 12.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 40,000/-.
4.	1) Harshit Enterprise Through It's Proprietor Vejanandbhai Arshibhai Pindariya 2) Vejanandbhai Arshibhai Pindariya 3) Nayna Vejanandbhai Pindariya (Loan No : 83960687)	Rs. 20,93,790.24* as on 15.07.2024	Residential Property Constructed On Sub Plot No 10/1, Sardar Park-1, Near Rudra Party Plot, Jakatmaka Road, Jamnagar. Situated On Land Of Sub Plot No 10/1, Admeasuring 77.25 Sq.mtrs With Building Thereon Of Revenue Survey No. 1333/1 Paiki Area Known As "sardar Park-1" Jamnagar.	Rs. 37,75,000/- EMD Rs. 3,77,500/-	13.08.2024 BETWEEN 09.00 PM to 11.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 40,000/-.
5.	1) Akash Sales A Proprietorship Firm Through It's Proprietor Akash Radia 2) Akash Radia 3) Nagin M Radia 4) Panna N Radia 5) Dolly Sureshkumar Monani (Loan No : 84842876)	Rs. 35,62,017.78* as on 15.07.2024	Residential Property Being Known As "om", Ranjit Para, Near Takshashila School And Moti Vav, Off Porbandar Road, Having A Land Area 111-53-50 Sq Mts, Situated At Ranjit Para, Bhanvash Sheet No 51, City Survey No 378 In Sub District Bhavnad, Registration District Devbhoomi Dwarka.	Rs. 36,25,000/- EMD Rs. 3,62,500/-	13.08.2024 BETWEEN 12.00 PM to 02.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 40,000/-.
6.	1) Himmatlal Bholabhai Mansatar 2) Late Kailasgauri Himmatlal Mansatar since Deceased, Notice To Be Served Through His Legal Heirs 2.1) Himmatlal Bholabhai Mansatar 2.2) Other Legal Heirs Of Late Kailasgauri Himmatlal Mansatar (Loan No : 80254060)	Rs. 4,56,944.62* as on 15.07.2024	Residential Property constructed on Plot No 25, Shrinathinagar, Street No 2, Near Sitarom Chowk, Bhavnagar and situated on the land admeasuring Square Meter 110-00 of Plot No.25, Shrinathji Nagar situated on the land of Revenue Survey No.53/1 Paikae of Village : Tarsamiya, District : Bhavnagar.	Rs. 29,50,000/- EMD Rs. 2,95,000/-	13.08.2024 BETWEEN 10.00 PM to 12.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 30,000/-.
7.	1) Harsidhi Vegetable Co A Proprietorship Firm, Through It's Proprietor Ramde Menand Karavadarada 2) Ramde Menand Karavadarada (3) Kana Mandan Karavadarada (Loan No : 83822129)	Rs. 44,38,553.76* as on 15.07.2024	Residential Property Plot No 7, Dwarka Highway, Bokhira Village, Fulwadi Area, Near K.K Nagar & Prajapati Brahmakumar Wadi, Constructed on House over land admeasuring 263-93 Sq Mts North Side Of Plot No 7(p), situated at Bokhira, Revenue Survey No. 779 (P), City Survey No. 92, Taluka, District : Porbandar - 360575.	Rs. 54,75,000/- EMD Rs. 5,47,500/-	06.08.2024 BETWEEN 09.00 PM to 11.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 55,000/-.
8.	1) Late Kalpeshgiri S Aparnathi Through It's Legal Heirs / Representative Seena Kalpeshgiri Aparnathi 2) Seena Kalpeshgiri Aparnathi (Loan No : 82968780)	Rs. 12,48,788.32* as on 15.07.2024	Residential Property being Flat No. 404, Maruti Palace Apartment, 4th Floor, B/h Gayatri Temple, Off Kamla Netru Park Road, Kalapad, Porbandar, Having built area of 52-45 Sq Mts constructed on the land admeasuring 132-99 Sq Mts in the area called Ravi Park -2, situated at Khatap Revenue Survey No 21 (P) 1, Taluka - District - Porbandar, 360575.	Rs. 18,25,000/- EMD Rs. 1,82,500/-	06.08.2024 BETWEEN 09.00 NOON to 11.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be 20,000/-.
9.	1) Hiren Ramesh Dave 2) Aarti Hiren Dave 3) Ramesh Samjibhai Dave (Loan No : 82993961)	Rs. 16,55,849.84* as on 15.07.2024	Residential Property Known As "chamunda Krupa", Plot No 81, Mill Para, Street No 4, Near Vachhraj Dada Temple, Mill Para Main Road, Porbandar Having Area Admeasuring 61-35 Sq Mt. East Side Of Plot No 81 In Area called Khadi Katha, Situated At Porbandar Ward No 2, City Survey No 5201, At Porbandar - 360575.	Rs. 30,00,000/- EMD Rs. 3,00,000/-	06.08.2024 BETWEEN 09.00 NOON to 11.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 30,000/-.
10.	1) Gopal Harjibhai Masani 2) Ashaben Gopalbhai Masani (Loan No : 81439146)	Rs. 13,04,148.76* as on 15.07.2024	Residential Property Being Quarter No E 82, In Gujarat Housing Board Colony, (maruti Nandan Housing Board Colony), Kadiya Plot Porbandar - 360575 And Situated At Kadiya Plot Area In Porbandar City Survey Ward No 2, Survey No 6012 Block No 82 Admeasuring 37.10 Sq Mts At Porbandar.	Rs. 15,00,000/- EMD Rs. 1,50,000/-	06.08.2024 BETWEEN 11.00 NOON to 01.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 15,000/-.
11.	1) Omkar Shipping A Partnership Firm Through It's Partners Jitendra Naranbhai Shial And Others 2) Jitendra Naranbhai Shial 3) Nitesh Ramjibhai Shial 4) Virendra Ramjibhai Shiyal (Loan No - 82250461)	Rs. 51,07,766.84* as on 15.07.2024	Property 1 - Residential Property On Plot No. 94, Part C, Doctor Society, Paresh Nagar, Near Madhuvan Heights, Behind Saibaba Temple, Village: Chhaya, Porbandar - 360575. Property 2 - Residential Property On Plot No. 94, Part A, Doctor Society, Paresh Nagar, Near Madhuvan Heights, Behind Saibaba Temple, Village: Chhaya, Porbandar - 360575.	Rs. 36,00,000/- EMD Rs. 3,60,000/- Rs. 25,00,000/- EMD Rs. 2,50,000/-	06.08.2024 BETWEEN 02.00 NOON to 04.00 PM 06.08.2024 BETWEEN 02.00 NOON to 04.00 PM	PROPERTY - 1: 30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 40,000/- PROPERTY - 2: 30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 25,000/-
12.	1) Suresh Keshav Khorava 2) Alpaben Sureshbhai Khorava (Loan No - 82626474)	Rs. 24,93,133.10* as on 15.07.2024	Residential Property Plot No 17 Paiki Admeasuring About 53-63 Sq Mts. With Building Thereon Of Revenue Survey No 10/3/1 And 10/3/2, City Survey No 3488/17 Of City Survey Ward No 3 Inthe Area Known As Harshad opposite Panchnathi Mahadev, Near Geb Colony, Harshad Plot, Paradise Cinema Fuwara Road, Porbandar - 360575.	Rs. 25,00,000/- EMD Rs. 2,50,000/-	06.08.2024 BETWEEN 02.00 NOON to 04.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 25,000/-.
13.	1) Tulsi Zerox A Proprietorship Firm Through It's Proprietor Linessh Maganlal Vadher 2) Linessh Maganlal Vadher 3) Dharmesh Maganlal Vadher (Loan No - 81548661)	Rs. 34,34,172.86* as on 15.07.2024	Residential House Constructed On Plot No 22 Property Is Situated On The Land Admeasuring 46-20 Sq Mts Of Part A Of Plot No 22 Paikae Of City Survey No 1453 Paikae And On Land Admeasuring 46-20 Sqmts Of Part B Of Plot No 22 Paikae Of City Survey No 1453 Paikae Of Village Chhaya, District-porbandar.	Rs. 29,00,000/- EMD Rs. 2,90,000/-	06.08.2024 BETWEEN 11.00 NOON to 01.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 30,000/-.
14.	1) Siddhi Sea Food A Proprietorship Firm, Through It's Proprietor Piyush Karshan Postariya 2) Piyush Karshan Postariya 3) Pooja Rajeshbhai Postariya (Loan No - 50200022082626)	Rs. 19,84,142.00* as on 21.09.2022	Residential Property constructed on Plot No 24, Gayatrinagar, Opposite Idea Mobile Tower, Chhaya, Near ACC Ground, District : Porbandar - 360575 and situated at Plot No 24 admeasuring 55-90 Sq Mts, having Revenue Survey No. 384 (p), City Survey No. 2409/24, in area called Gayatrinagar, Near ACC Ground and Idea Mobile Tower situated at Chhaya, Porbandar.	Rs. 24,75,000/- EMD Rs. 2,47,500/-	06.08.2024 BETWEEN 11.00 NOON to 01.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 25,000/-.
15.	1) Shree Sai Clinic A Proprietorship Firm Through It's Proprietor Late Dinesh Arshibhai Vaghela 2) late Dinesh Arshibhai Vaghela since Deceased, Notice To Be Served Through His Legal Heir & Representative 2.1) Hinaaben Dinesh Vaghela Wife Of Late Dinesh Arshibhai Vaghela 2.2) Other Legal Heir Of Late Dinesh Arshibhai Vaghela 3) Hinaaben Dinesh Vaghela (LOAN A/c No : 83529432)	Rs. 24,32,910.68* as on 15.07.2024	Residential Property, Bearing Block No 1, Dwarkesh Park, Railway Station Vistar, Opp S.t Bus Stop, Ambuja Nagar, A.c.c Road, At Varvala, Taluka - Dwarka, District - Dev Bhumi Dwarka, Gujarat - 361335 And Situated On The Land Admeasuring 61-00 Sq Mts Of Sub Plot No 80/2 Of Plot No 80 Of Revenue Survey No 33, 33/2, 679 & 716 Paikae Of Dwarka, Sub Registration Dwarka, Dist - Dev Bhumi Dwarka.	Rs. 29,25,000/- EMD Rs. 2,92,500/-	13.08.2024 BETWEEN 04.00 NOON to 06.00 PM	30.08.2024 At 11 AM to 12 NOON with unlimited extension of 5 Mins. & The bid incremental values for said property will be Rs. 30,000/-.

* With further interest as applicable, incidental expenses costs, charges etc incurred till the date of payment and/or realisation.
NB : to the best of knowledge and information of the Authorized Officer (A.O.) of HDFC Bank Ltd., there are no encumbrances.
The particulars in respect of the secured assets specified herein above have been stated to the best of the information of the undersigned, who, however shall not be responsible for any error, misstatement or omission in the said particulars. The tenderer(s)/prospective purchaser(s) are, therefore requested in their own interests, to satisfy himself/themselves with regard to the above and the other relevant details pertaining to the above mentioned property/properties, before submitting the tenders.
TERMS & CONDITIONS OF SALE:-
1. Sale is strictly subject to the terms & conditions stipulated in the prescribed Tender Document/ E-Bidding catalogue and in this notice. Further details of the immovable properties/secured assets and Tender Documents/Online Auction Catalogue can be collected/obtained from the **Authorized Officer of HDFC Bank Ltd. at 1st Floor, Aakansha Building, Near Suryamukhi Hanuman Temple, Gondal Road, Rajkot - 360002** on any working day or can be downloaded from <https://hdfcbank.auctiontiger.net>.
2. Sealed tenders (in the prescribed tender documents/e-bidding catalogue only) along with 10% of the offer amount towards earnest money deposit (EMD) should be deposited in the office **HDFC Bank Ltd. at 1st Floor, Aakansha Building, Near Suryamukhi Hanuman Temple, Gondal Road, Rajkot - 360001 on or before 28.08.2024 till 5 PM for the Property Auction Dated 30.08.2024**. Payments should be made only by demand drafts/pay orders drawn on a scheduled bank in favour of "HDFC BANK LTD" payable at par at Rajkot. Tenders that are not duly filled up or tenders not accompanied by the EMD or tenders received after the above date prescribed herein will not be considered/ treated as valid tenders, and shall accordingly be rejected. The date of e-auction and time mentioned herein above in column.
3. **Documents** : along with tender documents/e-bidding catalogue the tenderer/s should also attach copy of his/her photo identity proof such as copy of the passport, election commission card, driving license, copy of the pan card issued by the income tax department, aadhar card etc. Please note that proof of residence countersigned by the tenderer/officer herself/himself also needs to be provided.
4. The Borrower(S)/Mortgagor(S), Guarantor(S) of the Immovable Properties/Secured Assets may, if they so desire, give/sponsor their Best Possible Valid Offer(s) for the immovable properties/secured assets offered for sale provided that the terms and conditions of sale are duly complied with.
5. The tenderers/prospective purchasers will be given an opportunity to increase/improve their offer/s during online auction. The additional terms and conditions for tenderers/prospective purchasers participating in online auction are : (A) e-Procurement Technologies Limited (Auction Tiger) Is Assisting The Authorized Officer In Conducting The Online Auction. (B) Detailed Terms And Condition For Participating In The Online Auction, Format, Application, Declaration, etc. Can Be Downloaded From Website <https://hdfcbank.auctiontiger.net>. (C) Upon Receipt of The Necessary Documents As Mentioned Above Within The Stipulated Date and time, a password/user id will be provided by M/s. E-procurement technologies limited to Eligible Tenderers/Prospective Purchasers To Participate In The Online Auction at <https://hdfcbank.auctiontiger.net>. Necessary trainings will be provided by M/s. E-procurement technologies limited for the purpose.
6. Statutory dues like property taxes/cess and/or builder/society dues, contribution to building repair funds, transfer charges, any other taxes etc. should be ascertained by the tenderer(s)/offeror(s)/prospective purchaser(s) and the same shall be borne and paid by the purchaser. The stamp duty, deficit stamp duty if any, legal charges, deficit stamp duty if any, sale certificate stamp duty, registration charges and GST if any as applicable in respect of the sale certificate to be executed shall be paid by the purchaser alone.
7. The person declared to be the purchaser shall, immediately after such declaration, deposit 25% of the amount of purchase money to the 'Authorised Officer' immediately within 24 Hours and remaining 75% to be deposited within 15 days from the date of auction date, in default of such deposit, the property shall forthwith be put up again and resold.
8. The auction purchaser has to deduct TDS (as per Income Tax Act) of the Sale Price of the immovable property (Rs. 50,00,000/- and above) in the name of the owner of the property & remit it to Income Tax Department as per section 194 IA of Income Tax Act and after deduction of the TDS (as per Income Tax Act), Sale price of the immovable property has to be remitted to the Bank. The Sale Certificate for immovable property will be issued only on full payment (excluding the TDS amount) of Sale Price and on submission of receipt of Form 26QB & Challans showing deduction of TDS on Sale Price of the property.
In case of any difficulty in obtaining Tender Documents / e-bidding catalogue or inspection of the Immovable Properties / Secured Assets and for Queries, Please Contact Concerned Officials of **HDFC BANK LTD., Ronak Vasani - 9427727807 & Hiren Shukla - 9376981025** or Email: hdfcbank.com and Officials of M/s e-Procurement Technologies Limited (Auction Tiger), Ahmedabad, Bidder Support Numbers: 9265562821 / 9265562818 / 9265562819, 079 68136880 / 881 / 837 / 842. Email: support@auctiontiger.net & ramprasad@auctiontiger.net
HDFC Bank reserves its right to accept or to reject highest and/or all offer/s and to cancel entire auction proceedings without assigning any reasons.
THIS NOTICE SHOULD ALSO BE CONSIDERED AS 30 DAYS NOTICE TO THE BORROWER / MORTGAGER UNDER RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE, 2002
Date : 20.07.2024, Place : Rajkot

Sd/- Authorized Officer, HDFC Bank Ltd



Repro Home Finance Limited
VADODRA BRANCH: D.No.106, Earth Complex, Nr. Malhar Point, Old Padra Road, Vadodara - 390 015

E-AUCTION SALE NOTICE
Sale of Immovable Properties Mortgaged to Repco Home Finance Ltd. Under Securitization and Reconstruction of Financial Assets And Enforcement of Security Interest Act 2002
Whereas the Borrower: Mr.Chirag Soni, Co-Borrower: Mrs.Falguni, W/o.Chirag Soni, have borrowed money from Repco Home Finance Limited, Vadodara Branch against the mortgage of the immovable property more fully described in the schedule hereunder. Since the Borrowers failed to repay the loan amount, the Company has issued a Demand Notice under Section 13(2) of the SARFAESI Act, 2002 on 30.03.2023 calling upon them to repay the amount mentioned in the notice vide Loan Account Nos.1821871000220, 1821871000223 & 182182000354 being ₹ 14,06,479/-, ₹ 9,33,546/- & ₹ 3,41,202/- respectively as on 29.03.2023 together with further interest, costs and expenses within 60 days from the date of the said notice.
Whereas the Borrower & Co-Borrowers having failed to pay the amount due to the Company as called for in the said demand notice, the Company has taken possession of the secured asset more fully described in the schedule hereunder by issuing Possession Notice under Section 13(4) of the Act on 14.02.2024.
Whereas the Borrowers having failed to pay the dues in full, the secured creditor, Repco Home Finance Limited has decided to sell the under mentioned secured asset in "As is where is condition" and "As is what is condition" under Section 13(4) of the Act read with Rules 8 & 9 of the Security interest (Enforcement) Rules 2002 for realization of the debts due to the Company. The dues of the Borrower vide Loan Account Nos.1821871000220, 1821871000223 & 182182000354 being ₹ 17,33,444/-, ₹ 11,39,554/- & ₹ 4,55,172/- as on 11.07.2024.

Date / Time of E- Auction: 27.08.2024, 11.00 a.m. - 12.00 Noon (with unlimited auto extension of 5 minutes)	Last Date & time for submitting E-Tenders: 26.08.2024, 04.00 p.m
DESCRIPTION OF THE PROPERTY : Property 1: Property in respect of Loan No. 1821871000220 All the piece and parcel of Flat No. TF-302, 3rd Floor of "DEEP DARSHAN COMPLEX" having a Built up Area 38-22 Sq Mts, Undivided F.S.I 123-89 Sq Mts, Common Road Area 11-31 Sq Mts, Total F.S.I 30-89 Sq Mts, Common Road Area 11-31 Sq Mts, situated at DEEP DARSHAN-3, Survey No.401 & 402, C.S.No.783 & 784 of Alandara Registered District Vadodara Sub-District Vadodara is bounded by: East : Open Sky & Common Plot, West : Complex Main Gate, North : Open Sky & 7.50 Mtr Road, South : Common Staircase and passage. RESERVE PRICE ₹ 15,47,000/- EMD (10% of Reserve Price) ₹ 1,54,700/- Minimum Bid Increment Amount ₹ 15,000/- Property 2: Property in respect of Loan No. 1821871000223 All the piece and parcel of Flat No. TF-301, 3rd Floor of "DEEP DARSHAN COMPLEX" having a Built-up Area 38-22 Sq Mts, Undivided F.S.I 123-89 Sq Mts, Common Road Area 11-31 Sq Mts, Total F.S.I 30-89 Sq Mts, Common Road Area 11-31 Sq Mts, situated at DEEP DARSHAN-3, Survey No.401 & 402, C.S.No.783 & 784 of Alandara Registered District Vadodara Sub-District Vadodara is bounded by: East : Open Sky & Common Plot, West : Complex Main Gate, North : Open Sky & 7.50 Mtr Road, South : Common Staircase and passage. RESERVE PRICE ₹ 17,68,000/- EMD (10% of Reserve Price) ₹ 1,76,800/- Minimum Bid Increment Amount ₹ 15,000/- For E-Auction procedure, please contact M/s.A.Closure, Mr.Dinesh-81420 00735 & 81420 0061. For inspection of the property the intending bidders may contact the Branch Head, Repco Home Finance Limited, Vadodara Branch, on	