

PUBLIC NOTICE

General Public is hereby informed that the State Environment Impact Assessment Authority (SEIAA), Haryana, Bay No. 55-58, Prayatan Bhawan, Sector-2, Panchkula, Haryana, vide its EC Identification No. EC24B3812HR5973756N, dt 18/07/2024 has been accorded Environmental Clearance for Proposed Residential Colony under New Integrated Licensing Policy (NILP) "Privana West" over an area measuring of 12.572 acres falling in the residential colony under NILP measuring of 116.29625 Acres, Sector-76 & 77, Gurugram, Haryana by DLF Limited in accordance with the provisions of the EIA Notification, 2006 under the Environment (Protection) Act, 1986. General Public is further informed that details of the aforesaid Environmental Clearance Letter are displayed at website of MoEF&C / SEIAA, Haryana (<http://www.environment.declearance.nic.in>). This public notice is issued in compliance to the Miscellaneous Condition no. X (i) of the above mentioned Environmental Clearance Letter.

Authorized Signatory
For DLF Limited
Gateway Tower (2nd Floor), DLF City Phase III,
Gurugram- 122002, Haryana
Date: 20.07.2024

Garhwal Mandal Vikas Nigam Ltd., EPF trust
74/1- Rajpur Road, Dehradun, Uttarakhand, E-mail: epfsectiongmvn@yahoo.in

Notice inviting Quotes for Sovereign and Corporate Bonds

Quotes are invited for sale of Sovereign Bonds and Corporate Bonds held by the GMVN EPF trust in D.Mat. and CSGL Account. Total Approximate Face Value of the bonds is as below

- 1- Sovereign Bonds - Rs. 26.00 Crores
- 2- Corporate Bonds - Rs. 22.00 Crores

Interested parties should quote the Highest price for each type of Bond. Highest bidder for respective bond shall be selected for the sale of bonds.

More details about the maturity, coupon rate & terms of sale are available on our website "<https://gmvnonline.com/tender/>". The details can also be obtained via email from "gmvnepftrust@gmail.com".

Cutoff date and time for the bids is 24th July 2024 at 11:00 AM.

The bids shall reach before the cutoff time via Email at "gmvnepftrust@gmail.com". Physical quotations will not be entertained.

Disclaimer: It will be the decision of the Managing Director GMVN Ltd. whether to sell or not at the price quoted. (Managing Director GMVN Ltd.)

Notice To Borrower

Borrower/s - Mr. Aman Rana, Mrs. Rajrati, Rana Enterprise (Prospect No. 940451, 936304 & 952429) Pursuant to taking possession of the secured asset "Built Up Plot of Land Measuring Admeasuring 533 Sq. Yds. With Roof Right Upto Sky out of Kh No 193/1 Situated in The Extended Lal Dora, Abadi Of Village Budhpur, Bijapur Tehsil Alipur Dist-North, Delhi, 110036, Delhi, India" by the Authorised Officer of IIFL Home Finance Limited (IIFL-HFL) under the SARFAESI Act, for the recovery of amount due from borrower/s, authorized officer.

Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IIFL-HFL shall not be responsible for any loss of property under the circumstances. Further the notice is hereby given to the Borrower/s, that in case they fail to collect the above said articles same shall be sold in accordance with Law. For further details, Contact IIFL HFL toll free no.1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email- auction.hi@iifl.com.
Corporate Office : Plot No. 98, Phase-IV, Udyog Vihar, Gurgaon, Haryana-122015
Place: Delhi
Date: 20-July-2024
Sd/- Authorised Officer
IIFL Home Finance Limited (IIFL-HFL)
(Formerly known as Indialonline Housing Finance Ltd.)

DEMAND NOTICE

Under Section 13(2) of the Securitisation And Reconstruction of Financial Assets And Enforcement of Security Interest Act, 2002 (the said Act), read with Rule 3(1) of the Security Interest (Enforcement) Rules, 2002 (the said Rules). In exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the said Rules, the Authorised Officer of IIFL Home Finance Ltd. (IIFL HFL) (Formerly known as India Infoline Housing Finance Ltd.) has issued Demand Notices under section 13(2) of the said Act, calling upon the Borrower/s, to repay the amount mentioned in the respective Demand Notice(s) issued to them. In connection with above, notice is hereby given, once again, to the Borrower/s to pay within 60 days from the publication of this notice, the amounts indicated herein below, together with further interest from the date(s) of Demand Notice till the date of payment. The detail of the Borrower(s), amount due as on date of Demand Notice and security offered towards repayment of loan amount are as under:

Name of the Borrower (s)/ Guarantor(s)	Demand Notice Date & Amount	Description of Secured Asset (Immovable Property)
Miss. Sanjana, Mrs. Sonuoh, (Prospect No. IL10342687 & IL10348640)	18-Jul-2024 & Rs.24,31,448/- (Rupees Twenty Four Lakh Thirty One Thousand Four Hundred Forty Eight Only) For IL10342687 & Rs.18,39,137/- (Rupees Eighteen Lakh Thirty Nine Thousand One Hundred Thirty Seven Only) For IL10348640	All that piece and parcel of the property being: Property-1: Portion of Second Floor, Front Side without Roof Terrace Rights in Built Up Property No.14, Saleable Area ad Measuring 450 Sq.ft., out of Khara No.19/1, Situated in the Revenue Estate of Vill Hasthal, Colony Known Vikas Nagar, Block-E, Uttam Nagar, New Delhi: 110059. Property-2: Portion of Second Floor, Back Side without Roof Terrace Rights in Built Up Property No.14, Saleable Area ad Measuring 450 Sq.ft., out of Khara No.19/1, Situated in the Revenue Estate of Vill Hasthal, Colony Known Vikas Nagar, Block-E, Uttam Nagar, New Delhi-110059.
Mr. Ram Pal Goyal, Mrs. Indu Goyal, Indu Goyal Education, (Prospect No. 853445 & 980449)	18-Jul-2024 & Rs.46,90,862/- (Rupees Forty Six Lakh Ninety Thousand Eight Hundred Sixty Two Only) For 853445 & Rs.4,18,489/- (Rupees Four Lakh Eighteen Thousand Four Hundred Eighty Nine Only) For 980449	All that piece and parcel of the property being: Dda Built Up L.I.G Flat Bearing No.34-A, On Ground Floor, Built Up Area ad Measuring 484 Sq.ft., in Pocket-A-1, Situated At Kondi Ghori, Mayur Vihar, Phase-II, Delhi-110096, India.

If the said Borrowers fail to make payment to IIFL HFL as aforesaid, IIFL HFL may proceed against the above secured assets under Section 13(4) of the said Act, and the applicable Rules, entirely at the risks, costs and consequences of the Borrowers. For further details please contact to our Branch office: Plot No. 30/30E, Upper Ground Floor, Main Shivaji Marg, Najafgarh Road, Beside Jagat Showroom, Mett Nagar, New Delhi or Corporate Office: IIFL Tower, Plot No. 98, Udyog Vihar, Phase-IV, Gurgaon, Haryana. Place: Delhi, Date: 20-07-2024
Sd/- Authorised Officer, For IIFL Home Finance Ltd.

CLIX HOUSING FINANCE LIMITED Registered Office: Aggarwal Corporate Tower, Plot No. 23, 5th Floor, Govind Lal Sikka Marg, Rajendra Place, New Delhi-110008

E-AUCTION SALE NOTICE "APPENDIX-IV-A" (SEE PROVISIO TO RULE 8(6)) SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso 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 Clix Housing Finance Limited (CLIX) (Secured Creditors), the constructive possession of which has been taken by the Authorised Officer of Clix Housing Finance Limited (CLIX), Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" basis on 07.08.2024, for recovery of amount as mentioned below, due to the Secured Creditors from following Borrower(s), Guarantor(s) and Corporate Guarantor(s). The reserve price and earnest money to be deposited is mentioned below respectively

Name of Borrower, Co-Borrower/ Guarantor(s) with address/es	Reserve Price (RP) EMD Amount 10% of the Reserve Price Incremental Amount	Recovery Amount as per Demand Notice	Date & Time of On-Site Inspection of Property	Date & Time of Submission of Bid Application and EMD	Date & Time of E-Auction with unlimited extensions of 5 Minutes each
1. ANIL SHARMA S/O LATE GOVIND RAJ SHARMA, 2. RAKHI SHARMA W/O ANIL SHARMA, Both Residing at - FLAT NO. 407, HARIYANT NULAY, A BLOCK, NARYANA VIHAR, NEAR BUNIAAD SCHOOL, JAIPUR-302035 Also at - 163, PRIME S-2, SECOND FLOOR, ADAMNATH NAGAR ANANDVAN KE SAMNE SIRSI ROAD JAIPUR RAJASTHAN-302012 3. PREM KUMAR SHARMA S/O MUKUND LAL SHARMA S.D 6, SHANTI NAGAR, BEHIND ESI HOSPITAL AJMER ROAD, JAIPUR, RAJASTHAN-302006, Loan No. AC2021010475255 (Along with future interest and charges accruing after 21.12.2022 till the total realization of the loan amount)	25,50,000/- ----- 2,55,000/- ----- 10,000/-	Rs. 27,75,304.83 /- as on 21.12.2022	05-08-2024 to 06-08-2024 From 10.00 AM to 5.00 PM	06-08-2024 Till 12.00 PM	07-08-2024 10 Am to 12 PM

Description & Owner(s) of Properties - ALL THAT PICEE AND PARCEL FLAT NO. S-2, SECOND FLOOR, AT PLOT NO 163, ADINATH NAGAR, SIRSI ROAD, VILLAGE SIRSI, JAIPUR, RAJASTHAN (ADMEASURING 1400 SQ.FT)

EMD amount shall be remitted through NEFT/RTGS/Funds Transfer in favour of "Clix Housing Finance Limited", Account No.34195000653_ICICIBANK_IFSC-ICICI0003419

The balance 25% of final purchase price minus EMD Amount shall be deposited by the successful bidder, latest by the next working day by way of RTGS / NEFT in the account of Clix. The balance 75% of the final purchase shall be deposited by way of RTGS / NEFT within 30 days from the date of auction in the same E-Auction account as above. The refund of EMD to the unsuccessful bidders shall be made only in the account number mentioned by such bidder in the bid form within 5 working days.

Terms and Conditions - E-auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS" and "WHATEVER THERE IS" basis and will be conducted "Online". The auction will be conducted through Clix's approved service provider C India Pvt. Ltd. at the web portal www.bankauctions.com. Bid Documents, Declaration, General Terms and Conditions of online auction sale are available in www.bankauctions.com. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of properties put on auction and claims/rights / dues affecting the property/ies, prior to submitting their bid, in this regard, the e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of Clix. For any details with respect to any help, procedure and on-line training in respect of the auction process please contact Mr. Ayush Gupta, (M) 9999916811, E mail id, delhi@clicindia.com, for any details regarding the property please contact +91-7291981124 / 25 / 26. It may be noted that in case of any discrepancy/ inconsistency between notices published in English and in Hindi then the contents of the notice published in English shall prevail. 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 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002.

Date: 20.07.2024, Place: Jaipur

Authorized Officer, Clix Housing Finance Ltd.

GRIHUM HOUSING FINANCE LIMITED (FORMERLY KNOWN AS POONAWALLA HOUSING FINANCE LTD) Registered Office: 602, 6th Floor, Zero One IT Park, Sr. No. 79/1, Ghorpadi, Mundhiwa Road, Pune - 411036

Whereas, the undersigned being the Authorized Officer of Grihuh Housing Finance Limited (formerly known as Poonawalla Housing Finance Limited and originally incorporated with name of GE Money Housing Finance Public Unimitted Company) herein after referred as Secured Creditor of the above Corporate/ Register office under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred as the "said Act") and in exercise of the powers conferred under Section 13 (2) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued a demand notice below dated calling upon the below Borrowers to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrowers having failed to repay the amount, notice is hereby given to the borrowers 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 of the Security Interest Enforcement Rules 2002 on the this 17th Day of July the Year 2024. The borrowers in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of secured Creditor the amount and interest thereon.

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. Details of Property taken in possession are herein below.

Sr. No.	Name of Borrowers	Description of Property	Possession taken Date	Date of statutory Demand Notice	Amount in Demand Notice (Rs.)
1.	Sonu Hoon, Rakesh Rajpal, Rajpal,	All That Pice & Parcel Of Khara No 63 Plot No 17 Shriram Puram Majra Village Roopwas Pargana & Tehsil Dadri Gautam Budh Nagar Up Adm. 75.25 Sq.Yards. Pin Code- 203207 Bounded By:- East- Vacant, West- Road 20 Ft, North- Vacant Plot, South- Other Land.	17/07/2024	08/05/2024	Loan No. HF/0399/H/21/100144 Rs. 1370280/- (Rupees Thirteen Lakh Seventy Thousand Two Hundred Eighty Only) payable as on 08/05/2024 along with interest @ 15.5 p.a. till the realization.
2.	Mohd Shuab, Shahjahan	All That Picee And Apropel Of A Residential Flat No GF-3, On Ground Floor, Back Side, Lig, Having Covered Area Measuring 400 Sq. Ft. I.E. 37.16 Sq. Meter, Without Roof Rights, Build-Up On Plot No- B-15/6, Situated In The Residential Colony Known As "Dif Ankur Vihar", In Village Sadullabad, Pargana Loni, Tehsil & District Ghaziabad, Uttar Pradesh, (Hereinafter Called The "Said Property"). Boundaries As Under: East- Road 12 Meter Wide West- Plot No. B-14/6, North - Plot No. B-15/7, South- Plot No. B-15/5.	17/07/2024	08/05/2024	Loan No. HL0055900000000000092 Rs. 936126/- (Rupees Nine Lakh ThirtySix Thousand One Hundred TwentySix Only) payable as on 08/05/2024 along with interest @ 11.65 p.a. till the realization.
3.	Panakaj Rana, Rajesh, Raj Kumari,	All That Picee And Parcel Of Residential Plot No. B-114/A, Land Area Measuring 119.50. Yards I.E. 99.49 Sq. Meters, Out Of Khara No. 221, Situated At Residential Colony Rail Vihar, Village Sadullabad, Pargana& Tehsil Loni, District Ghaziabad, U.P. (Herein After Referred To As The Said Property). Boundary:- East- Plot No. B-114B, West- Plot No. B-113, North- Road 25 Feet Wide, South- Plot No. B-82A.	17/07/2024	08/05/2024	Loan No. HL0055910000000000023289 Rs. 1551725/- (Rupees Fifteen Lakh FiftyOne Thousand Seven Hundred TwentyFive Only) payable as on 08/05/2024 along with interest @ 15.5 p.a. till the realization.
4.	Guljar, Najarin,	All That Picee And Apropel Of A Freehold Residential House, Admeasuring 121.24 Sq. Yard I.E. 101.37 Sq. Meter, Out Of Khara No. 575, Situated At Village Harchandpur, Tehsil Khehra Dist. Bagpat U.P. Boundaries As Per Gift Deed Dated 15.12.2022. East- House Other, West- Plot Of Rahees, North- Road 10 Ft. Wide, South- House Jeemal, Admeasuring Area: 121.24 Sq. Yards.	17/07/2024	08/05/2024	Loan No. LAP060520000000000003318 Rs. 632309/- (Rupees Six Lakh ThirtyTwo Thousand Three Hundred Nine Only) payable as on 08/05/2024 along with interest @ 16.25 p.a. till the realization.
5.	Pintu Kashyap, Neeta	All That Pice & Parcel Of H No F-433, Ground Floor Without Roof Nandgunj Nandgram Adm. 19.53 Sq.Mtrs. Pin Code- 201001 Bounded By:- East- Passage, West- Road 6mtr, North- Stair Case, South- Flat No 434.	17/07/2024	08/05/2024	Loan No. HF/0245/H/21/100392 Rs. 791918/- (Rupees Seven Lakh NinetyOne Thousand Eight Hundred Sixteen Only) payable as on 08/05/2024 along with interest @ 10.6 p.a. till the realization.
6.	Mohammad Nadeem Ashraf, Shabeena Khan, N S Engineering Work,	All That Pice & Parcel Of Freehold Residential First Floor & Second Floor, Out Of Khara No. 118, Situated In Old Abadi Of Village Sadarpur, Tehsil Dadri Distt. Gautam Budh Nagar Adm. 315 Sq.Ft. Amrapali Pin Code- 201301 Bounded By:- East- Entry, West- Other Property, North- Other Property, South- Other Property.	17/07/2024	08/05/2024	Loan No. HL00245/H/15/100015 Rs. 2087986/- (Rupees Twenty Lakh EightySeven Thousand Hundred EightySix Only) payable as on 08/05/2024 along with interest @ 14.3 p.a. till the realization.
7.	Gaffar Ahamad, Fayyaji, Samsuddin Safi	All That Peace And Parcel Of Freehold Residential Vacant Plot No. 75 & 76, Area Measuring 120 Sq. Yards. I.E. 100.33 Sq. Mtrs., Out Of Khara No. 416, Situated In The Area Of Village Jalpura, Pargana & Tehsil Dadri, Gautam Budh Nagar. U.P. Herein After Referred To As (He Said Property). Boundary As Per- (Ats) East- Other Property, West- House Of Shamsuddin, North- Plot Of Sattar Khan, South- Road 10ft.	17/07/2024	08/05/2024	Loan No. HL002450000000000001090 Rs. 2426768/- (Rupees TwentyFour Lakh TwentySix Thousand Seven Hundred SixtyEight Only) payable as on 08/05/2024 along with interest @ 13.25 p.a. till the realization.
8.	Sanjeev Kumar, Meena Gupta,	All That Picee And Parcel Of Flat No. 101, Upper Ground Floor, Without Roof Rights, Built On Plot No. B-101, Area Measuring 200 Sq. Yards, Out Of Khara No. 322, Block-B, Situated In "Nimmi Vihar Sa Residency" At Village Ilahabans, Pargana & Tehsil Dadri, District Gautam Budh Nagar, U.P. (Herein After Referred To As The Said Property). Boundary:- East- Plot Of Jyoti, West- Road 20 Ft., North- Plot Of Mahendra, South- Plot Of Ali	17/07/2024	08/05/2024	Loan No. HL0055910000000000021739 Rs. 1055612/- (Rupees Ten Lakh FiftyFive Thousand Six Hundred Twelve Only) payable as on 08/05/2024 along with interest @ 13 p.a. till the realization.
9.	Sanjeev Kumar, Meena Gupta,	All That Picee And Parcel Of Flat No. 102, Upper Ground Floor, Without Roof Rights, Area Measuring 200 Sq. Yards, Out Of Khara No. 322, Built On Plot No. B-101, Block-B, Situated In "Nimmi Vihar Sai Residency" At Village Ilahabans, Pargana & Tehsil Dadri, District Gautam Budh Nagar, U.P. (Herein After Referred To As The Said Property). Boundary:- East- Plot Of Jyoti, West- Road 20 Ft. North- Plot Of Mahendra, South- Plot Of Dr. Ali	17/07/2024	08/05/2024	Loan No. HL00559100000000000521464 Rs. 1566854/- (Rupees Fifteen Lakh SixtySix Thousand Six Hundred FortyFour Only) payable as on 08/05/2024 along with interest @ 13 p.a. till the realization.

Place: DELHI, Date: 20.07.2024 Sd/- Authorised Officer, Grihuh Housing Finance Limited, (Formerly known as Poonawalla Housing Finance Limited)

APPENDIX IV (See rule 8(1)) POSSESSION NOTICE (For Immovable Property)

HERO HOUSING FINANCE LIMITED

Regd. Office: 09, Community Centre, Basant Lok, Vasant Vihar, New Delhi - 110057 Phone: 011 49267000, Toll Free Number: 1800 212 8800, Email: customer.care@herohfi.com
Website: www.herohousingfinance.com | CIN: U65192DL2016PLC03148
Contact Address: Building No. 7, 2nd Floor, Community Centre, Basant Lok, Vasant Vihar, New Delhi- 110057

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)

(As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002) Whereas, the undersigned being the Authorized Officer of the Hero Housing Finance 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 notices as mentioned below calling upon the Borrowers to repay the amount mentioned in the notice 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, in particular and the public, in general, that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with rule 8 of the said Rules.

The borrower, in particular, and the public in general, are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Hero Housing Finance Limited, for an amount referred to below along with interest thereon and penal interest, charges, costs etc. from date mentioned below.

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

Loan Account No.	Name of Obligor(s) Legal Heir(s)/Legal Representative(s)	Date of Demand Notice/Amount as per Demand Notice	Date of Possession (Constructive/ Physical)
HFDELH/OU190000	JITENDER KASHYAP, PREETI KASHYAP	21/08/2023, Rs. 13,19,833/- as on date 18/08/2023	18/07/2024 (Physical)

Description of Secured Assets/Immovable Properties: FLAT NO. FF-2, FIRST FLOOR, FRONT SIDE, LIG, WITHOUT ROOF RIGHTS, SITUATED ON PLOT NO. B-4/13, DLF ANKUR VIHAR, TEHSIL- LONI, GHAZIABAD, UTTAR PRADESH- 201102 (HAVING AREA ADMEASURING 37.16 SQ. MTRS) Bounded by: North: Plot No. B 4/12, East: Other's property, South: Plot No. B 4/14, West: 9 mtr wide road

Loan Account No.	Name of Obligor(s) Legal Heir(s)/Legal Representative(s)	Date of Demand Notice/Amount as per Demand Notice	Date of Possession (Constructive/ Physical)
HFHNSPHOU2100001400 4 & HFHNSPI21000014035	VIRENDER KUMAR, SONI DAUGHTER OF SUSHIL JHA	16/04/2024, Rs. 17,17,293/- as on date 15/04/2024	17/07/2024 (Symbolic)

Description of Secured Assets/Immovable Properties: ENTIRE THIRD FLOOR WITHOUT ROOF RIGHTS PART OF PROPERTY BEARING MUNICIPAL NO. 2154/167 (PROPERTY NO. 2154, GALL NO.167) HAVING AREA MEASURING 48.25 SQ. YDS. OR 40.342 SQ. MTRS. PORTION OF OLD PLOT NO. B/118, OUT OF KHARA NO. 1423, VILLAGE- CHOWKRI, MUBARAKABAD, GANESH PURA, TRI NAGAR, DELHI - 110035 Bounded by: North: Other's Plot/ Property, East: 10 Ft wide Gali, South: Other's Plot/ Property, West: Part of Property No. 2154

Date: - 20-07-2024 Sd/- Authorised Officer, For Hero Housing Finance Limited
Place:- Delhi/NCR

HDFC BANK

HDFC Bank Limited

Branch: The Capital Court, Munirka, Outer Ring Road, Olof Palme Marg, New Delhi-110067, Tel: 011-41596676/568 CIN L65920MH1994PLC080618 Website: www.hdfcbank.com

E-AUCTION SALE NOTICE (Sale through e-bidding only)

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) 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) indicated in Column (A) that the below described immovable property(ies) described in Column (C) mortgaged/charged to the Secured Creditor, the constructive/ physical possession of which has been taken as described in column (D) by the Authorised Officer of HDFC Bank Limited (erstwhile HDFC Limited having amalgamated with HDFC Bank Limited by virtue of a Scheme of Amalgamation approved by Hon'ble NCLT-Mumbai vide order dated 17th March 2023) (HDFC) Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" as per the details mentioned below :-

Notice is hereby given to Borrower /Mortgagor(s) / legal heirs, legal representatives (whether known or unknown), executor(s), administrator(s), successor(s) and assign(s) of the respective Borrower(s)/ Mortgagor(s) (since deceased), as the case may be, indicated in Column (A) under Rule 8(6) of the Security Interest (Enforcement) Rules 2002.

For detailed terms and conditions of the sale, please refer to the link provided in HDFC Secured Creditor's website i.e. www.HDFCBANK.Com

(A)	(B)	(C)	(D)	(E)	(F)	(G)	(H)	(I)	(J)
Name/s of Borrower(s)/Guarantor(s)	Outstanding dues to be recovered (Secured Debt) (Rs.)*	Description of the Immovable Property / Secured Asset	TYPE OF POSSESSION	DATE & TIME OF INSPECTION	Reserve Price (Rs.)	Last date of submission of bids	Earnest money deposit	Bid Incremental Rate	Date of Auction and time
(1) MR. KULBHUSHAN SACHDEV, MS. SHASHI SACHDEV, MR. RAJAT SACHDEV, BE KB SACHDEV AND MR ROHIT SACHDEV	Rs. 1,15,47,787/- (Rupees One Crore Fifteen Lakhs Forty-Seven Thousand Seven Hundred and Eighty-Seven Only) Dues as on 31-JAN-2019*	UNIT NO. A1 A2, FIRST FLOOR (AS PER REGISTERED SALE DEED) CONSISTING OF 2 BEDROOMS, 3 BATHROOMS, 1 STORE ROOM, 1 WASHING AREA, 1 KITCHEN, 1 LOBBY, 1 DRAWING/DINING HALL SITUATED AT PROPERTY NO. B-23, GREATER KAILASH, 1, NEW DELHI ADMEASURING 130 SQ. MTR (APPROX) & CONSTRUCTION THEREON PRESENT & FUTURE	Physical Possession	27-JULY-2024 FROM 11:00 AM to 5:00 PM	Rs. 1,42,00,000/- (Rupees One Crore Forty-Two Lakh Only)	26-AUG-2024 BEFORE 4:00 PM	10% OF THE BID AMOUNT	Rs.25,000/- (Rupees Twenty Five Thousand Only)	28-AUG-2024 FROM 11:00 AM to 11:30 AM
(2) MR RABINDRA PRASAD GUPTA	Rs. 28,75,476/- (Rupees Twenty-Eight Lakh Seventy Five Thousand Four Hundred and Seventy Six Only) Due as on 31-DEC-2020*	FLAT NO.301, 3rd FLOOR CONSISTING OF 3 ROOMS, 1 KITCHEN, 2 BATHROOM, 3 BALCONY SITUATED AT COSMOS SHIVALKI HOMES TOWER B, PLOT HRA-9, SURAJPUR, SITE-C (EXTENSION), PHASE-II, GREATER NOIDA, UTTAR PRADESH ADMEASURING 119.38 SQ. MTR (APPROX) AND CONSTRUCTION THEREON PRESENT AND FUTURE	Physical Possession	26-JULY-2024 from 11 AM to 3 PM	Rs. 27,00,000/- (Rupees Twenty Seven Lakhs Only)	26-AUG-2024 BEFORE 4:00 PM	10% OF THE BID AMOUNT	Rs. 10,000/- (Rupees Ten Thousand Only)	28-AUG-2024 FROM 11:00 AM to 11:30 AM

*together with further interest, cost, expenses and charges as applicable till payment and/or realisation.

It is being brought to the knowledge of the public in general as well as the prospective purchasers /bidders that they will have to independently ascertain amounts that might be due to the Builder/Society or any other statutory/electricity/water/property tax/other dues etc. prior to submitting the bid and the said dues, if any, has to be cleared/ paid by the successful purchasers/bidders and HDFC Bank will not be liable to make any payment whatsoever.

To the best of knowledge and information of the Authorized Officer of HDFC Ltd, there are no encumbrances in respect of the above immovable properties / Secured Assets except the following:

In respect of Property at Serial No. 1, the borrowers have filed the following cases against HDFC. Details of the suits / proceedings are as under:

Property Serial No	Title of Suit	Details of Hon'ble Tribunal
1	TMA No. 3/2022 titled Kulbhushan Sachdeva Vs HDFC Ltd	L'd DRT-II, Delhi

The sale shall be subject to the final outcome of and/or orders, directions etc. as may be passed by the Hon'ble DRT/Court from time to time in the above suits / proceeding. The successful bidder / purchasers shall be required to discharge all the encumbrance to which the above immovable property / secured asset are subject to including the above encumbrances and comply with the orders / directions of the Hon'ble Court/DRT.

HDFC has not admitted the claim of the Applicants in the above suit and the proposed sale in exercise of powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, as envisaged hereunder shall be without prejudice to the rights of and remedies available to HDFC.

As on date there is no order restraining and/or injuncting HDFC / the Authorised Officer of HDFC from selling, alienating and/or disposing off the above immovable properties / secured assets.

HDFC does not warrant the accuracy or completeness of the information contained in the documents that are relied upon in the above proceedings (that is pending adjudication) or as to the existence of any other fact alleged or representations made by the Applicants whether in the pleadings or otherwise.

The prospective purchasers / bidders and interested parties may independently take inspection of the pleadings filed in the above proceedings / orders passed etc. including but not limited to the documents of title pertaining thereto available with HDFC and satisfy themselves in all respect prior to submitting tenders or making offers.

HDFC / the Authorised Officer of HDFC does not accept any responsibility or liability whatsoever for loss that may be incurred by the successful bidders / purchasers at a later date whether on account of non availability of information or otherwise.

Successful bidders / purchasers shall not have any recourse against HDFC on any ground whatsoever including but not limited to the above. Hence, it will be in the interest of the prospective purchasers / bidders to apprise themselves of all material facts which may influence their decision before submitting tenders and/or making offers.

Matex Net Pvt Ltd would be assisting the Authorized Officer in conducting the auction through an e-bidding process. For any assistance related to inspection of the property, or for obtaining the Bid document and for any other queries, please get in touch with Matex Net Pvt Ltd, Mr. Vikas Kumar - 9650387768, Mr. Vijay -7200538774, Email - solutions@matexnet.com, Mr. S Raju - 9150757333, Email : raju.s@matexnet.com or visit their website at <https://assets.matexauctions.com/> or Mr. Prasun Parasar Authorised Officer, HDFC Bank Ltd. (Mobile No. 9560444634) and Mr Yash Khatri (Mobile No. 9811547358) for Property mentioned at Serial No.1 & Mr. Saksham Wadhwa (Mobile No. 9654317219) for Property mentioned at Serial No.2 during office hours from 9:30 AM to 5:30 PM.

TERMS & CONDITIONS OF SALE:

1. The particulars in respect of the Immovable Property / Secured Asset specified hereinabove have been stated to the best of the information and knowledge of the Authorised Officer / HDFC.
2. However, the Authorised Officer / HDFC shall not be responsible for any error, misstatement or omission in the said particulars. The Bidders are therefore requested in their own interest, to satisfy themselves with regard to the above and all other relevant details / material information pertaining to the abovementioned Immovable Property / Secured Asset, before submitting the bids.
3. It is being brought to the knowledge of the public in general as well as the prospective purchasers / bidders that they will have to independently ascertain amounts that might be due to the Builder/Society or any other statutory/electricity/water/property tax/other dues etc. prior to submitting the bid and the said dues, if any, has to be cleared/ paid by the successful purchasers/bidders and HDFC Bank will not be liable to make any payment whatsoever.
4. Wherever applicable, it is the responsibility of buyer of Secured Assets to deduct tax at source (TDS) @ of 1% of the total sell consideration on behalf of the resident owner (seller) on the transfer of immovable property having consideration equal to Rs.50 Lacs and above and deposit the same with appropriate authority u/s 194 I/A of Income Tax Act.
5. Sale is strictly subject to the Terms, Conditions and Disclaimers stipulated in the prescribed E-Auction Bid Document, Offer Acceptance Letter, Public Notice, terms and conditions mentioned herein below and any other related documents.
6. Property / Secured Asset is available for inspection as detailed in the **Column E** of the E- Auction sale notice.
7. **To the best of knowledge and information of the Authorized Officer of HDFC Ltd, there are no encumbrances in respect of the above immovable properties / Secured Assets except in respect of Property at Serial No. 1, the borrowers have filed the following cases against HDFC. Details of the suits / proceedings are as under:**

Property Serial No	Title of Suit	Details of Hon'ble Tribunal
1	TMA No.3/2022 titled Kulbhushan Sachdeva Vs HDFC Ltd	L'd DRT-II, Delhi

8. The sale shall be subject to the final outcome of and/or orders, directions etc. as may be passed by the Hon'ble DRT/Court from time to time in the above suits / proceeding. The successful bidder / purchasers shall be required to discharge all the encumbrance to which the above immovable property / secured asset are subject to including the above encumbrances and comply with the orders / directions of the Hon'ble Court/DRT.
9. HDFC has not admitted the claim of the Applicants in the above suit and the proposed sale in exercise of powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, as envisaged hereunder shall be without prejudice to the rights of and remedies available to HDFC.



10. As on date there is no order restraining and/or injuncting HDFC / the Authorised Officer of HDFC from selling, alienating and/or disposing off the above immovable properties / secured assets.
11. HDFC does not warrant the accuracy or completeness of the information contained in the documents that are relied upon in the above proceedings (that is pending adjudication) or as to the existence of any other fact alleged or representations made by the Applicants whether in the pleadings or otherwise.
12. The prospective purchasers / bidders and interested parties may independently take inspection of the pleadings filed in the above proceedings / orders passed etc. including but not limited to the documents of title pertaining thereto available with HDFC and satisfy themselves in all respect prior to submitting tenders or making offers.
13. HDFC / the Authorised Officer of HDFC does not accept any responsibility or liability whatsoever for loss that may be incurred by the successful bidders / purchasers at a later date whether on account of non-availability of information or otherwise.
14. Successful bidders / purchasers shall not have any recourse against HDFC on any ground whatsoever including but not limited to the above. Hence, it will be in the interest of the prospective purchasers / bidders to apprise themselves of all material facts which may influence their decision before submitting tenders and/or making offers.
15. Matex Net Pvt Ltd would be assisting the Authorized Officer in conducting the auction through an e-bidding process
16. E-Auction Bid Document can be collected / obtained from E-Auction agency Matex Net Pvt Ltd on their website at <https://assets.matexauctions.com/> or can be obtained directly on any working day during office hours from the Authorized Officer of HDFC Bank Ltd having his office at Second Floor, The Capital Court, Munirka, Outer Ring Road, Olof Palme Marg, New Delhi-110056.
17. For any assistance related to inspection of the property, or for obtaining the Bid document and for any other queries, please get in touch with Matex Net Pvt Ltd, Mr. Vikas Kumar - 9650387768, Mr. Vijay - 7200538774, Email : solutions@matexnet.com, Mr. S Raju - 9150757333, Email : raju.s@matexnet.com or visit their website at <https://assets.matexauctions.com/> or Mr. Prasun Parasar Authorised Officer, HDFC Bank Ltd. (Mobile No. 9560444634) and Mr. Yash Khatri (Mobile No. 9811547358) for Property mentioned at Serial No.1 & Mr. Saksham Wadhwa (Mobile No. 9654317219) for Property mentioned at Serial No.2 during office hours from 9:30 AM to 5:30 PM.
18. Earnest Money Deposit (EMD) amount as mentioned above shall be deposited by the bidders through Demand Draft / Pay Order in Favour of "HDFC Bank Limited" payable at par in sealed envelope and shall be submitted at Second Floor, The Capital Court, Munirka, Outer Ring Road, Olof Palme Marg, New Delhi-56.
19. Minimum bid increment amount is as indicated in **Column (I)** of the E Auction Sale Notice for respective properties / Secured Assets as detailed in the Auction Sale Notice.
20. The offer amount (to be mentioned in e-auction Bid document) shall be above Reserve Price and bidders shall improve their offers in multiples of Bid incremental amount indicated above.
21. E-Auction Bid Document duly filled in alongwith the details of payment of EMD shall be submitted at Second Floor, The Capital Court, Munirka, Outer Ring Road, Olof Palme Marg, New Delhi-56.
22. The last date of submission of bids in prescribed e-auction Bid Documents with all necessary documents and EMD in stipulated manner is as indicated in Column (G) of the E Auction Sale Notice

23. Incomplete E-Auction Bid Document or bids with inadequate EMD amount or bids received after the date indicated in Column (G) of the E Auction Sale Notice hereinabove shall be treated as invalid.
24. Conditional offers shall be treated as invalid.
25. Upon receipt of Bid with the necessary documents as mentioned therein and in the sale notice within the stipulated date and time mentioned above, a password/ user ID will be provided by - Matex Net Pvt Ltd to eligible bidders / prospective purchasers to participate in the online auction at <https://assets.matexauctions.com/>.
26. Necessary trainings will be provided by Matex Net Pvt Ltd for the purpose.
27. The auction by way of e-bidding will be conducted on the date and time indicated in Column (J).
28. The Immovable Property / Secured Asset shall not be sold below the Reserve Price.
29. On sale of the property the purchaser shall not have any claim of whatsoever nature against HDFC or its Authorised Officer.
30. The e-bidding would commence and end at the time indicated in Column (J) above. However, if a bid is received 5 minutes prior to the closing time indicated therein, it would get extended by five minutes every time a bid is offered. The auction would end if there is no bid for a period exceeding five minutes.
31. It shall be at the discretion of the Authorised officer to cancel the auction proceeding for any reason and return the EMD submitted and HDFC will not entertain any claim or representation in that regard from the bidders.
32. The Authorized officer has the absolute right to accept or reject the highest and / or all Bid(s) or postpone or cancel the sale, as the case may be without assigning any reasons thereof and also to modify any of the terms and condition of this sale without prior notice.
33. The sale shall be conferred on the highest bidder subject to confirmation by Secured Creditor i.e. HDFC
34. EMD of successful bidder shall be adjusted and for all other unsuccessful bidders, the same shall be refunded within 10 days from the date of Auction. The Earnest Money Deposit will not carry any interest.
35. Along with Bid Documents the Bidder(s) should also attach his/her photo identity proof such as copy of the passport, election commission card, ration card, driving license, copy of the PAN card issued by the Income Tax department etc. and the proof of residence countersigned by the bidder herself/himself.
36. The successful bidder shall be required to pay 25% of the offer amount (including the amount of EMD) immediately i.e. on the same day or not later than next working day, as the case may be (as per the amended provisions of Rule 9(3) of the Security Interest (Enforcement) Rules, 2002) on confirmation of offer acceptance by HDFC, failing which the EMD amount remitted will stand forfeited. The balance 75% of offer amount shall be paid within 15 days of confirmation of sale by the Authorised officer. If the balance amount is not remitted within stipulated time the amount of 25% will stand forfeited as per the amended provisions of Rule 9(4) of the Security Interest (Enforcement) Rules, 2002.



Note:

Bidding in the last minute and second should be avoided in bidders' own interest. Neither HDFC nor the service provider shall be responsible for any lapses / failure (Internet failure, Power failure etc.) on the part of the vendor. In order to ward-off such contingent situation bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply or whatever required so that they are able to participate in the auction successfully.

CAUTION NOTE:

Bidders at large are hereby informed that HDFC bank Ltd and its Authorized Officer does not deal in cash transaction with respect to Immovable Property mentioned in the Auction sale notice.

The name and contact details of the agency / broker, if any, authorized by HDFC to deal with sale of Immovable property can be obtained only from the office of HDFC at the address mentioned above.

Date: 19-JULY-2024

Place: DELHI NCR

For HDFC Bank Ltd.



Authorised Officer