

SHERATON PROPERTIES & FINANCE LTD

Regd. Office: 301 & 302, 3rd Floor, Peninsula Heights, C. D. Barfiwala Road, Andheri (West), Mumbai - 400 058

Phone: (91-22) 2621 6060/61/62/63/64 • E-mail: sheratoncomplaints@gmail.com

Website: www.sheratonproperties.in • CIN: L45202MH1985PLC036920

May 19, 2025

To,

BSE Limited

Corporate Relationship Department,

2nd Floor, New Trading Ring,

P.J. Towers, Dalal Street,

Mumbai – 400 001.

Scrip Code: 512367

Sub.: **Newspaper Publication of Audited Financial Results for the quarter and financial year ended March 31, 2025**

Dear Sir/Madam,

Pursuant to Regulation 47 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith the copy of newspaper advertisement with respect to the Audited Financial Results for the quarter and financial year ended March 31, 2025, published in following newspapers:

1. The Free Press Journal on May 19, 2025.
2. Navshakti on May 19, 2025.

Kindly take the above on record and oblige.

Thanking you,

Yours faithfully,

For Sheraton Properties & Finance Ltd

Meenakshi Bhansali

Director

(DIN: 06936671)

NOTICE

The Tata Power Company Limited
Registered office: Bombay House 24 Horni Mody Street
Mumbai 400001

NOTICE is hereby given that the certificate for the undermentioned securities of the Company has been lost/misplaced and the holder(s) of the said securities/applicant(s) has/have applied to the Company to issue duplicate certificate(s). Any person who has a claim in respect of the said securities should lodge such claim with the Company at its Registered Office within 15 days from this date, else the Company will proceed to issue duplicate certificate(s) without further intimation.

Name(s) of holders and/or holder(s) if any	Kind of securities and face value	No. of securities	Dist. Nos.
Binda Anant Velker Anant Pandurang Velker Semanthini A Velker Semanthini A Velker	The Tata Power Company Limited 1/- Equity	7700	51149761-51157460

Place : Mumbai Date : 19/05/2025
Name of holder/Applicant: Swarupa Milind Velkar

PUBLIC NOTICE PRIVATE SALE OF GOLD

Notice is hereby given that gold ornaments in the below mentioned account/s will be put to private sale by Federal Bank Ltd on 05.06.2025 or any subsequent date/s at the Virar branch shown below, as the concerned borrowers failed to redeem the pledged items /regularise the loan account/s. Respective branches may be contacted for further information.

Account Number	Account Number	Account Number
15516100497054	15516100515434	15516400005508
15516100505708	15516400006373	15516100007066
15516100513223	15516100512274	15516100007074
15516100513256	15516100512704	15516100500915

Place: Virar
Date: 19/05/2025
FEDERAL BANK
Sd/-
Authorised Officer
For The Federal Bank Ltd.

PUBLIC NOTICE

NOTICE is hereby given that the Indenture of Conveyance dated 15th December 2004 bearing registration No.BBE1-10930-2004 in respect of all those pieces and parcels of land bearing Old Survey Nos. 69, 70 and 71 New Survey No. 1/6907 and Cadastral Survey No. 243 of Tardeo Division situate at Bellasis Road, Mumbai and admeasuring in the aggregate 16,549 sq. yds. or thereabouts equivalent to 13,837.06 sq. mtrs. or thereabouts, together with several structures on the ground floor and ground and one upper floor standing thereon is not available/traceable in the office of Neelkamal Realtors & Builders Private Limited and hence assumed to be lost/misplaced.

Accordingly, Neelkamal Realtors & Builders Private Limited has lodged a Lost Report with the Nagpada Police Station which is registered under Lost Report No.60822 of 2025 on 16th May 2025 in respect of the aforesaid original document which has been lost/misplaced.

All persons are hereby given notice not to deal with any person / entity who has/claims to have any or all of the aforesaid original document and/or if any person who has found such original, is hereby required to inform / return the same to Neelkamal Realtors & Builders Private Limited at 265-E Bellasis Road, Opp. BEST Bus Depot, Mumbai - 400008.

Dated this day of 19th May 2025
For Neelkamal Realtors & Builders Private Limited
Authorised Signatory

मराठी मनाचा आवाज



www.navshakti.co.in

PUBLIC NOTICE

Public are informed at large that Smt. Maya M. Bajaj & Miss. Meeta M. Bajaj are a member of A TO Z (Ind.) Estate Having address at G. K. Marg, Lower Parel, Mumbai- 400 013, in respect of unit no. 43 (said unit) admeasuring 1020 Sq.Ft and situated at Ground Floor, A to Z (Ind.) Estate, G. K. Marg, Lower Parel (w) Mumbai - 13. The said Smt. Maya M. Bajaj & Miss. Meeta M. Bajaj have been allotted share certificate number (Duplicate Share certificate number 331 for 5 Shares of Rs. 50/- each bearing distinctive numbers form 261 to 265.

The said Smt. Maya M. Bajaj & Miss. Meeta M. Bajaj have agreed to sell transfer and assign their said unit and said shares to their client. Any person having any claim demand, share, right, title or interest in respect of the said Premises or part thereof by way of sale, agreement for sale, allotment, transfer, assignment, exchange, mortgage, charge, gift, trust, inheritance, possession, occupation, tenancy, sub-tenancy, lease, sub-lease, license, caretaker basis, lien charge, trust, maintenance, easement, gift, acquisition, requisition, any encumbrance or beneficial right interest under any trust, right of prescription or pre-emption or under any agreement or other disposition under any suit, decree, injunction order or attachment or award passed by any Court or Authority litigation, Lis-pendens, decree order of any adjudicating authority, exchange, partition, power of attorney, will, bequest, FSI, development rights, family arrangement / settlement, allotment or otherwise whatsoever ("Claim"), is hereby requested to make the same known in writing together with copies of supporting documentary evidence to the undersigned at 602, Orchid (F), Unnathi Gardens, P.K. Marg, Thane(W) 400 606 within 14 (fourteen) days from the date hereof, failing which, it shall be presumed that no such Claim exists or that any such claims or objections, if any, will be considered to have been waived and/or abandoned and the transaction will be completed without reference thereto.

Date : 17.05.2024
Leena Thomas
Advocate High Court

PUBLIC NOTICE

Notice given to all concerned persons that KHATOONBI MOHAMMED RAFIQUE ANSARI, age - 45 years, residence of Room No. 81, First Floor, Lambi Cement chawl, Ganesh Hari Parandekar Mag, Byculla Station Road, Mumbai - 400011, residence since so long and now has applied for transfer the tenancy of Room No. 81, First Floor, Lambi Cement chawl, Ganesh Hari Parandekar Mag, Byculla Station Road, Mumbai - 400011, in her name from the name of Principal Tenant i.e. SALIM AHMED SAJJAN AHMED U/ Application no. EXBT - 19120141. It is further informed that if anyone has any objection with regards to this matter, he/she has contact to the A.O. Estate Dept., 'E' Ward Office, Shaikh Hafizuddin Marg, Mumbai 400011, within 07 days from the publication of this Notice, thereafter no objection will be entertained in this matter.

PUBLIC NOTICE

This is to inform public at large that, my client's intend to acquire 50% ownership rights of Shri. Shyamunder Radheshyam Agarwal, pertaining to lands mentioned in the Schedule hereunder written, hereinafter referred to as the "Said Lands".

Any person's/entity/ies having any claim, right, title and interest in respect of the Said Land by way of sale, exchange, mortgage, gift, charge, trust, muniment, inheritance, possession, lease, lien, maintenance, easement, devise, bequest, encumbrance or otherwise whatsoever are hereby requested to make the same known in writing along with documentary proof to the undersigned at his address 12/S, Gagangiri C.H.S., Opposite Bank of Maharashtra, Panchnakshadi, Thane West, 400 602, within 7 days from the date of publication hereof, failing which, my client shall consider the title of the owner pertaining to the Said Lands as clear and marketable and shall conclude the negotiation and complete the transaction with the aforesaid persons in respect of the Said Lands. Please Note.

SCHEDULE OF PROPERTY
50% ownership rights in all that piece and parcel of land bearing Survey No. 279, Hissa No. 1, area admeasuring 760 square meters, Survey No. 279, Hissa No. 6 admeasuring 2360 square meters & Survey No. 261, Hissa No. 4 admeasuring 5060 square meters situated, lying and being at Village Bhayander, Taluka and District - Thane, in the Registration District & Sub-District of Thane, within the local limits of Mira Bhayandar Municipal Corporation.

Sd/-
Adv. D. R. RAJA



BRIHANMUMBAI MUNICIPAL CORPORATION

AREA TRAFFIC CONTROL DEPARTMENT

e-TENDER NOTICE

The commissioner of Brihanmumbai Municipal Corporation invites sealed Tenders for the following works as shown below :

Sr. No.	Name of the Work	Earnest Money Deposit (E.M.D.) (Rs.)	Tender Reference No.	Start Date	Due Date
1	Maintenance of ANPR Cameras with associated accessories of Speed Violation Detection System in Brihanmumbai for the period of two years (01.09.2025 to 31.08.2027)	1,31,000.00	E-tender No. : 2025_MCGM_1180536_1	19/05/2025	10/06/2025

For further details log on to <https://mahatenders.gov.in>

Sd/- 15.05.2025
Ex. Engineer (Area Traffic Control)
Brihanmumbai Municipal Corporation

PRO/431/ADV/2025-26

Fever? Act now see your doctor for correct & complete treatment



TATA CAPITAL HOUSING FINANCE LTD.

Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013.
Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, Lodha I-Think Techno Campus, Building "A" 4th Floor, Off Pokhran Road No.2, Behind TCS, Thane (W) 400 607.

NOTICE FOR SALE OF IMMOVABLE PROPERTY

(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Notice of 30 days for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the below mentioned Borrower and/ Co- Borrower, or their legal heirs/representatives (Borrowers) that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the Possession of which has been taken by the Authorised Officer of TCHFL, will be sold on 20-06-2025 at "As is where is" and "As is what is" and "Whatever there is" and without any recourse basis" for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earnest Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postponement/ discontinuance of the sale, the said secured asset/ property shall be sold by E- Auction at 2.00 P.M. on the said 20-06-2025. The sealed envelope containing Demand Draft of EMD for participating in E- Auction shall be submitted to the Authorised Officer of the TCHFL on or before 19-06-2025 till 5.00 PM at Branch address TATA CAPITAL HOUSING FINANCE LIMITED, Lodha I-Think Techno Campus, Building "A" 4th Floor, Off Pokhran Road No. 2, Behind TCS, Thane (W) 400 607.

The sale of the Secured Asset/ Immoveable Property will be on "as is where condition is" as per brief particulars described herein below :

Sr. No	Loan Ac. No	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Type of possession	Outstanding Amount
1	TCHHL0687000100192317 & TCHHL0687000100192338 & TCHHL0687000100195836 & TCHHL0687000100194551	Mr. DEEPAKK M JORE Mrs. KALINDI DEEPAK JORE	Rs. 65,16,150/- (Rupees Sixty Five Lakh Sixteen Thousand One Hundred and Fifty Only) is due and payable by you under Agreement no. TCHHL0687000100192317 and an amount of Rs. 65,15,891/- (Rupees Sixty Five Lakh Fifteen Thousand Eight Hundred and Ninety One Only) is due and payable by you under Agreement no. TCHHL0687000100192338 and an amount of Rs. 1,51,812/- (Rupees One Lakh Fifty One Thousand Eight Hundred and Twelve Only) is due and payable by you under Agreement no. TCHHL0687000100195836 and an amount of Rs. 1,51,812/- (Rupees One Lakh Fifty One Thousand Eight Hundred and Twelve Only) is due and payable by you under Agreement no. TCHHL0687000100194551 totalling to Rs. 1,33,35,665/- (Rupees One Crore Thirty Three Lakh Thirty Five Thousand Six Hundred and Sixty Five Only)	Flat No. 1105 - Rs. 60,00,000/- and Flat No. 702 - Rs. 60,00,000/-	Flat No. 1105 - Rs. 6,00,000/- and Flat No. 702 - Rs. 6,00,000/-	Physical	Rs.7161660/- (Rupees Seventy One Lakh Sixty One Thousand Six Hundred Sixty Only) is due and payable by you under Agreement no. TCHHL0687000100192317 and an amount of Rs.174821/- (Rupees One Lakh Seventy Four Thousand Eight Hundred Twenty One Only) is due and payable by you under Agreement no. TCHHL0687000100195836 and an amount of Rs.7148276/- (Rupees Seventy One Lakh Forty Eight Thousand Two Hundred Seventy Six Only) is due and payable by you under Agreement no. TCHHL0687000100192338 and an amount of Rs.174821/- (Rupees One Lakh Seventy Four Thousand Eight Hundred Twenty One Only) is due and payable by you under Agreement no. TCHHL0687000100194551 totalling to Rs.14659578/- (Rupees One Crore Forty Six Lakh Fifty Nine Thousand Five Hundred Eighty Eight Only) as on 12-05-2025

Description of the Immoveable Property: Property No. 1: Flat No. 1105, on the Eleventh Floor, in D-Wing in the Building known as Versatile Valley, lying, being and situated at Village Nijle, Taluka Kalyan, District Thane, Maharashtra-421204.
Property No. 2: Flat No. 702, on the Seventh Floor, in D-Wing in the Building known as Versatile Valley, lying, being and situated at Village Nijle, Taluka Kalyan, District Thane, Maharashtra-421204.

Sr. No	Loan Ac. No	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earnest Money	Type of possession	Outstanding Amount
2	TCHHL0683000100169153 & TCHHL0687000100244789	Mr. SHAILENDRA KUMAR YADAV MRS. NILAM YADAV	Rs. 16,48,984 /- (Rupees Sixteen Lakh Forty Eight Thousand Nine Hundred and Eighty Four Only) is due and payable by you under Agreement no. TCHHL0683000100169153 and an amount of Rs. 69,547 /- (Rupees Sixty Nine Thousand Five Hundred and Forty Seven Only) is due and payable by you under Agreement No. TCHHL0683000100169153 and an amount of Rs. 1,03,704 /- (Rupees One Lakh Three Thousand Seven Hundred and Four Only) is due and payable by you under Agreement No. TCHHL0687000100244789, totalling to Rs. 18,22,235 /- (Rupees Eighteen Lakh Twenty Two Thousand Two Hundred and Thirty Five Only).	Rs. 18,09,000/- (Rupees Eighteen Lakh Nine Thousand Only)	Rs. 1,80,900 /- (Rupees One Lakh Eighty Thousand Nine Hundred Only)	Physical	Rs.1775011/- (Rupees Seventeen Lakh Seventy Five Thousand Eleven Only) is due and payable by you under Agreement no. TCHHL0683000100169153 and an amount of Rs.75256/- (Rupees Seventy Five Thousand Two Hundred Fifty Six Only) is due and payable by you under Agreement no. TCHHL0683000100169153 and an amount of Rs.118361/- (Rupees One Lakh Eighteen Thousand Three Hundred Sixty One Only) is due and payable by you under Agreement no. TCHHL0687000100244789 totalling to Rs.1972628/- (Rupees Nineteen Lakh Seventy Two Thousand Six Hundred Twenty Eight Only) as on 12-05-2025.

Description of the Immoveable Property: All that piece and parcel of the Flat No. 302, C-Wing, Carpet Area 39.40 Sq. Mtrs situated on 3rd Floor, in the building known as "Sakina Residency" on land bearing survey No. 826, Plot No. 142 & 143 situate at Village Mahim, taluka and district Palghar.

At the Auction, the public generally is invited to submit their bid(s) personally. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immoveable Property sold.

The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions:
NOTE: The E-auction of the properties will take place through portal <http://bankauctions.in/> on 20-06-2025 between 2.00 PM to 3.00 PM with limited extension of 5 minutes each.

Terms and Condition: 1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immoveable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immoveable Property shall be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs. 10,000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears/discontinue the sale. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immoveable Property can be done on 12-06-2025 between 11 AM to 5.00 PM, with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day is a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities areas of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4CloseUp, Block No.605 A, 6th Floor, Maitrivanam Commercial Complex, Ameerpet, Hyderabad - 500038 Email : info@bankauctions.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No 8588983696. Please send your query on WhatsApp Number - 9999078669. 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the PAN of the owner/borrower(s) and the copy of the challan shall be submitted to our company. 14. Please refer to the below link provided in secured creditor's website <https://surl.li/cumyvpv> for the above details. 15. Kindly also visit the link: <https://www.tatacapital.com/property-disposal.html>

Please Note - TCHFL has not engaged any broker/agent apart from the mentioned auctioning partner for sale/auction of this property. Interested parties should only contact the undersigned or the Authorised officer for all queries and enquiry in this matter.

Place: Mumbai
Date :- 19-05-2025
Sd/-
Authorised Officer
Tata Capital Housing Finance Ltd.

PUBLIC NOTICE

NOTICE is hereby given that, under the instructions of our client, we are investigating and verifying the title of **Notan House Private Limited (CIN: U68100MH2023PTCA10638)** and having its registered office address at 701, Notan Plaza, Turner Road, Bandra West, Mumbai, - 400050, in respect of the immovable property more particularly described in the Schedule hereunder written ("Property").

All persons / entities including *inter alia* any individual, Hindu Undivided Family, a company, bank/s and/or financial institution/s non-banking financial institution(s), trust, a firm, an association of persons or body of individuals whether incorporated or not, lender(s), creditors(s) and/or authority having any claims, objection, right, title, benefit, interest, share and/or demand of any nature whatsoever in respect of the Property or any part thereof by way of sale, transfer, exchange, allotment, lien, lis pendens, muniment, covenant, release, relinquishment, inheritance, bequest, succession, gift, maintenance, easement, trust, tenancy, sub-tenancy, leave and license, care-taker basis, occupation, possession, family arrangement / settlement, decree or order of any court of law, contracts / agreements, partnership, development rights, project management agreement, development management agreement, FSI consumption, or TDR, memorandum of deposit of title documents, mortgage, charge, security and/or any liability and/or any writing and/or any arrangement and/or any commitment or otherwise whatsoever are hereby required to make the same known in writing, along with documentary proof thereof, to the undersigned within 14 (fourteen) days from the date hereof, failing which, our client shall proceed with acquiring the Property as if such right, title, benefit, interest, claim, share and/or demand in the Property, shall be deemed to have been waived, released, relinquished and/or abandoned and it shall be deemed that no such right, title, benefit, interest, claim, share and/or demand exists in respect of the Property.

THE SCHEDULE ABOVE REFERRED TO
(Description of Property)
(i) Shop No. SH-G4 admeasuring 1,115 square feet RERA carpet area on the ground floor, (ii) Shop No. SH-B4 admeasuring 1,898 square feet RERA carpet area on the basement level 1 and (iii) Shop No. SH-B5 admeasuring 1,670 square feet RERA carpet area on the basement level 1, all of which being located in the building to be known as "Notan House", along with the exclusive right to use 4 (four) car parking spaces in stack arrangement located on the basement level 2 and/or on the basement level 3 of the aforesaid building being constructed on all that piece and parcel of freehold plot of land bearing Plot No. U-6 and bearing C.T.S. No. 320 of Village Vile Parle (West), Taluka Vile Parle admeasuring approximately 2,178 square yards i.e. 1,820.80 square meters (as per Property Register Card), situate and lying at Vaikunthi Mehta Marg, J.V.P.D Scheme, Vile Parle (West), Mumbai - 400056, within the Registration District and Sub-District of Mumbai City and Mumbai Suburban.

Dated this 19th day of May, 2025.

For
LEXICON LAW PARTNERS
ADVOCATES & SOLICITORS
Sd/-
Partner
Mulla House, 4th floor,
51, M. G. Road,
Fort, Mumbai - 400 001.
Email id: objections@lexiconlaw.in

SHERATON PROPERTIES & FINANCE LTD

Regd. Office: 301 & 302, 3rd Floor, Peninsula Heights, C. D. Barfiwala Road, Andheri (West), Mumbai - 400 058
Phone: (91-22) 2621 6060/61/62/63/64 • E-mail: sheratoncomplaints@gmail.com
Website: www.sheratonproperties.in • CIN: L45202MH1985PLC036920

AUDITED FINANCIAL RESULTS FOR THE QUARTER AND FINANCIAL YEAR ENDED MARCH 31, 2025

The Audited Standalone Financial Results for the quarter and financial year ended March 31, 2025 ("Financial Results") have been approved by the Board of Directors of the Company at their meeting held on Saturday, May 17, 2025.

The Financial Results along with the Auditors' Report have been posted on the Company's webpage at <https://sheratonproperties.in/> and on the website of the Stock Exchange i.e. <https://www.bseindia.com/> and can be accessed by scanning the QR Code provided below:



For Sheraton Properties & Finance Limited
Sd/-
Meenakshi Bhansali
Director
DIN: 06936671

AU SMALL FINANCE BANK LIMITED (A Scheduled Commercial Bank)
Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001 (CIN:L36911R1996PLC011381)

APPENDIX IV [SEE RULE 8(II)] POSSESSION NOTICE

Whereas, The undersigned being the Authorized Officer of the AU Small Finance Bank Limited (A Scheduled Commercial Bank) 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 demand notice on the date as mentioned below calling upon the borrowers to repay the amount mentioned in the said notice within 60 days from the date of receipt of the said notice as per the details given in below table:-

Name of Borrower/Co-Borrower/ Mortgagee/Guarantor/Loan A/c No.	13(2) Notice Date & Amount	Description of Mortgaged Property	Date of Possession Taken
(Loan A/C No.) L9001060120722372 & L900106112477472, Pooja Fabrication Through It's Proprietor Sachin Dilip Tawate (Borrower), Sachin Dilip Tawate (Co-Borrower), Dileep Maruti Tawate (Co-Borrower)	11-Feb-25 ₹ 22,18,464/- Rs. Twenty-Two Lac Eighteen Thousand Four Hundred Sixty-Four Only & ₹ 2,22,317/- Rs. Two Lac Twenty-Two Thousand Three Hundred Seventeen Only as on 10-Feb-25	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At S No 265/A, Municipal, Assessment List No 1699 G B-355-4, Sub Reg Karad No 1 & 2, Flat No 2, 1st Floor, Vile-Malkapur, Tar-Karad, Dist-Satara, Maharashtra. Admeasuring 70.76 Sq Mtr, East: Road, West: Road, North: Apartment Of Jirange, South: Property Of Balaso	14-May-25
(Loan A/C No.) L9001060126354861, Sidhanaath Kiranam Stores Through It's Proprietor Pramod Baburao Bandekar (Borrower), Smt. Kamal Baburao Bandekar (Co-Borrower), Smt. Shilpa Pramod Bandekar (Co-Borrower), Pramod Baburao Bandekar (Co-Borrower)	16-Jan-25 ₹ 9,14,490/- Rs. Nine Lac Fourteen Thousand Four Hundred Ninety Only as on 10-Jan-25	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At R S No 171/B, Plot No 1, Flat No G-1, Atankapuri Nivasi Yojana Phase 2, Dist No 768, Mandir Malkapur Karad, Vile-Khatav, Dist-Satara, Maharashtra. Admeasuring 87.36 Sqmtr, East: Parking, West: Road, North: Flat No F-2, South: Office Shop	14-May-25
(Loan A/C No.) L9001060717376359, M/S Shubham Enterprises Through It's Proprietor Gajanan (Borrower), Smt. Simabai Gajanan Suryawanshi (Co-Borrower), Gajanan Ramesh Suryawanshi (Co-Borrower)	11-Feb-25 ₹ 19,44,338/- Rs. Nineteen Lac Forty-Four Thousand Three Hundred Thirty-Eight Only as on 10-Feb-25	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At S No 524/3, Dhule Plot No 59 , Sevadas Nagar, Near Sevadas Temple Dhule,Dist-Dhule, Maharashtra Admeasuring 150 Sq.Mtr, East: Plot No 58, West: Plot No 60, North: Plot No 40, South: Road	15-May-25
(Loan A/C No.) L9001060829788842 & L9001060121647437, Shri Satnam Garments & Mens Wear (Borrower), Rohit Bharatall Taneja (Co-Borrower), Bharat Sanjaram Taneja (Co-Borrower), Pramod Sanjaram Taneja (Co-Borrower)	18-Jan-25 ₹ 2,95,836/- Rs. Two Lac Ninety-Five Thousand Eight Hundred Thirty-Six Only 18-Jan-25 & ₹ 6,67,065/- Rs. Six Lac Sixty-Seven Thousand Sixty-Five Only as on 16-Jan-25	All That Part And Parcel Of Residential/Commercial Property Land / Building / Structure And Fixtures Property Situated At C-15 No 6155, Block No R-4, Room No 06, Vile- Mahandale, Tal And Dist - Dhule , Maharashtra Admeasuring 39.20 Sq.Mtr East: Block No R-4, Room No 05, West: Block No R-4, Room No 07, North: Alley, South: Usage & Road	15-May-25

The borrower having failed to repay the amount, therefore notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein above mentioned table in exercise of powers conferred on him/her under section 13(4) of the said [Act 2002] read with Rule 8 of the said rule on the date mentioned in the above table. "The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act read with rule 8 (6), in respect of time available, i.e. 30 days from this intimation, to redeem the secured assets."

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 AU Small Finance Bank Limited (A Scheduled Commercial Bank) for the amount and interest thereon mentioned in the above table.
Date : 17/05/2025
Place : Satara / Dhule, Maharashtra
Sd/-
Authorised Officer AU Small Finance Bank Limited

