Possession Notice

Whereas, IIFL-HFL, under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) ("said Act") and in exercise of powers conferred under Section 13 (12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("said Rules") issued a demand notice calling upon the borrower/co-borrower, guarantors, mortgagors to repay the amount, details of which are mentioned in the table below. And whereas subsequently, IIFL-HFL has vide Assignment Agreement dated **30-Nov-25/ 30-Aug-25/ 29-Sep-25** assigned all its rights, title, interest and benefits in respect of the debts due and payable by the borrower/guarantor(s)/mortgagor(s) arising out of the facilities advanced by IIFL-HFL, Bank to borrower/ guarantor(s) alongwith the underlying Immovable Property to Asset Reconstruction Company (India) Limited acting in its capacity as Trustee of Arcil **Arcil - Trust -2026 - 015/ Arcil - Trust - 2026 - 010 ("Arcil")** for the benefit of the holders of Security Receipts. Therefore, in view of the said assignment, Arcil now stands substituted in the place of IIFL-HFL and Arcil shall be entitled to institute/continue all and any proceedings against the borrower/ guarantor(s)/mortgagor(s) and to enforce the rights and benefits under the financial documents including the enforcement of guarantee and security interest executed and created by the borrower/guarantor(s)/mortgagor(s) for the financial facilities availed by them. The borrower/ guarantor(s)/ mortgagor(s) having failed to repay the said amounts, notice is hereby given to the borrower/guarantor(s)/mortgagor(s) in particular and the public in general that the undersigned being the Authorized Officer of Arcil has taken possession of the underlying Immovable Property described herein below in exercise of powers conferred on him/her under Sub-Section (4) of Section 13 of the said Act read with Rule 8 of the said Rules on "AS IS WHERE IS & WHATEVER THERE IS BASIS" on the date mentioned below.

Name of the Borrower(s) /Co-Borrower(s)	Description of the Secured Asset (Immovable Property)	Total Outstanding Dues (IN R.s)	Date of Demand Notice	Date of Possession
Mr. Viney Kumar Mrs. Bevi **(LAN No. IL10683000)**	All that piece and parcel of Plot No- 38/1 And 38/2, F/F Rear Lhs, Pvt No - 1207, Village Razapur Khurd, Sainik Enclave, Sector-Iii, Mohan Garden, Uttam Nagar, New Delhi- 110059. Area Admeasuring (In Sq. Ft.):Property Type: Saleable_Area, Carpet_Area Property Area: 450.00, 360.00.	**Rs.2430830.93** (Rupees Twenty Four Lakh Thirty Thousand Eight Hundred Thirty and Ninety Three Paise Only)	**05/01/ 2026**	**02/07/ 2026**
Mrs. Meenakshi Kalra, Mr. Surinder Kalra **(LAN No. IL10321666)**	All that piece and parcel of Plot No.38, Third Floor, LHS, without roof rights of Built up Property bearing No. 38 , out of Khasra No. 80/1, situated in the revenue estate of Village Hastsal, area abadi known as Pratap Enclave, Mohan Garden, Uttam Nagar, New Delhi- 110059 .Area Admeasuring (IN SQ. FT.): Property Type: Land_Area, Built_Up_Area, Super_Build Up_Area,Carpet_Area Property Area: 1170.00,439.00,439.00,399.00	**Rs. 2481472/-** (Rupees Twenty Four Lakh Eighty One Thousand Four Hundred and Seventy Two Only)	**14/08/ 2025**	**02/07/ 2026**
Mr. Afjal Husain, Aliza Enterprises, Mrs. Jeva Begam **(LAN No. 980322)**	All that piece and parcel of Built-up Portion of property bearing No. WZ-221/68, in block-S(New No. S-221/68) Portion of plot no. 68, Gali No.2, area admeasuring 62 sq.yds with all its roof rights out of the Khasra no. 20/7, Situated in the area of village Khyala, now known as Vishnu Garden, New Delhi 110018. Area Admeasuring (IN SQ. FT.): Property Type: Built_Up_Area Property Area: 502.	**Rs.2464215.19** (Rupees Twenty Four Lakh Sixty Four Thousand Two Hundred Fifteen and Nineteen Paise Only)	**05/01/ 2026**	**02/07/ 2026**

The borrower/guarantor(s)/mortgagor(s) in particular and the public in general are hereby cautioned that Arcil is in the lawful possession of the Immovable Property mentioned above and under Section 13(13) of the SARFAESI Act, 2002, the borrower/guarantor(s)/mortgagor(s) or any person whatsoever, shall after receipt of this notice not transfer by way of sale, lease or otherwise deal with/ alienate the Immovable Property, without prior written consent of Arcil and any dealings with the Immovable Property will be subject to the charge of Arcil for the amount as mentioned above along with future interest at the contractual rate on the aforesaid amount together with incidental expenses, cost, charges etc.
The borrowers'/guarantors'/mortgagors' attention is invited to the provisions of the Sub-Section (8) of Section 13 of the said Act, in respect of time available to redeem the above-mentioned Immovable Property.

Place: Delhi, Date: 07-07-2026 **Sd/- Authorised Officer, Asset Reconstruction Company (India) Ltd (In capacity as Trustee)**

ASSET RECONSTRUCTION COMPANY (INDIA) LTD. CIN No.-U65999MH2002PLC134884

Registered Office: The Ruby, 10th Floor, 29 Senapati Bapat Marg, Dadar (West), Mumbai-400028. **Tel: +91 2266581300.** Website: **www.arcil.co.in**

ROHA HOUSING FINANCE PRIVATE LIMITED

Corporate Office : Unit No. 1117 & 1118, 11th Floor, World Trade Tower, Sector 16, Noida, Uttar Pradesh 201301.

POSSESSION NOTICE (Under Rule 8 (1) of the Security Interest (Enforcement) Rules, 2002)

Whereas the undersigned being the authorized officer of Roha Housing Finance Private Limited (hereinafter referred to as "RHFPL"), Having its registered office at J7 House, A 44/45, Road No 2, MIDC, Andheri East, Mumbai-400 093 under Securitisation 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 dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names and addresses mentioned below) to repay the amount mentioned in the said notice and interest thereon within 60 days from the date of receipt of the said notice. The borrower mentioned herein below having failed to repay the amount, notice is hereby given to the borrowers mentioned herein below and to the public in general that undersigned has taken **Symbolic Possession** of the property described herein below in exercise of powers conferred on me under sub section (4) of section 13 of the Act read with the Rule 8 of the Security Interest (Enforcement) Rules, 2002. The borrowers mentioned here in above in particular and the public in general are hereby cautioned not to deal with the said property and any dealings with the property will be subject to the Charge of Roha Housing Finance Private Limited for an amount as mentioned herein under and interest thereon. The Borrower's attention is invited to provisions of sub section (8) at Section 13 of the Act, in respect of time available, to redeem the secured assets.

SR NO	Name of the Borrower(s)/ Co-Borrower(s)/ Loan Ac No./Branch	Schedule of the Properties	Demand Notice Date & Amount	Date of Symbolic Possession
1.	LAN : HLNODCSCPR0000050204l0 Branch - NOIDA 1. DILSHAD ALI 2. TARANNUM WO DILSHAD ALI	All that part and parcel of complete property bearing :- FLAT NO-204-A, RESIDENTIAL FLAT WITHOUT ROOF RIGHTS ON THE SECOND FLOOR, BACK RHS, ADMEASURING 60 SQ. FT., RESIDENTIALPLOT NO. A-1/3, OUT OF KHASRA NO. 488/1, SITUATED IN THE ABADI UNDER LAL DORA OF VILLAGE MOLARBAND, BADARPUR, DELHI, NEW DELHI – 110044	16-01-2026 & Rs. 2252561/-	03.07.2026
2.	LAN : HLNODCSCPR0000050212200 Branch - NOIDA 1. SUDESH PAL 2. SARIKA WO SUDESH PAL	All that part and parcel of complete property bearing :- unit no. A-301on 3th Floor with Roof Rights in Property Bearing No. 84, having land area measuring 70 Sq. Yds. out of total area measuring 250 Sq. Yds., pertaining to Khasra No. 166/2, situated in the Revenue Estate of Village Tajpur, Near Mather Foundation School, P.O. Badarpur, New Delhi – 110044.	12-02-2026 & Rs. 2392932/-	03.07.2026

Date - 07.07.2026, Place - Delhi **Authorized officer , Roha Housing Finance Private Limited**

PRUDENT ARC LIMITED

Registered & Corporate Office: 611, D Mall, Plot No. A-1, Netaji Subhash Place, Pitampura, New Delhi – 110 034, Phone No. 011-4532 0000

CORRIGENDUM

E-Auction Sale Notice dated 24.05.2026 for sale of immovable property 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.

This is with reference to E-Auction Sale Notice dated 24.04.2026 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 in respect to E-Auction of immovable property as mentioned herein below in the account of account Mr. Shiv Kumar Jatia (Borrower) and Mrs. Archana Jatia (Co. Applicant-1/Mortgagor) and Mrs. Shashi R Jatia (Co. Applicant-1/Mortgagor), published in this newspaper on 25.04.2026 in Financial Express (English) and 26.04.2026 in Jansatha (Hindi). Date and time of E-auction is refixed to 22.07.2026 between 11.00 am to 01.00 p.m. with auto- extension of five minutes each in the event of bids placed in the last five minutes. Last date for submission of the BID along with EMD is refixed to on 20.07.2026. Other details to remain the same.

Schedule of Property

Immovable property situated at bearing no. B – 50, Gulmohar Park, Zone F -3, Masjid Moth, New Delhi 110049, with Basement+ Ground Floor + 2, admeasuring 499 sq. yds., Owned by the Archana Jatia (Share 2/3) and Shashi R. Jatia (Share 1/3)
Bounded: North : Road; **South** : Service Lane; **East** : Plot No. B-49; **West** : Road

DATE : 06.07.2026 **Sd/- Authorized Officer,**
PLACE: Delhi **PRUDENT ARC LIMITED**
PRUDENT TRUST – 111/25

UMMEED HOUSING FINANCE PVT. LTD

Registered office at : Unit 2009-14, 20th Floor, Magnum Global Park, Golf Course Extension Road, Sec-58, Gurugram (Haryana)-122011
CIN: U64990HR2016PTC057984

APPENDIX IV [See rule 8(1)] POSSESSION NOTICE

Whereas, The undersigned being the authorized officer of the **UMMEED HOUSING FINANCE PVT. LTD** 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 notices to the Borrower/s as details herein under, calling upon the respective Borrowers to repay the amount mentioned in the notice with all costs ,charges and expenses till actual date of payment within 60 days from the date of the receipt of the said notice.
The said Borrower/Co-borrower/Guarantor/Mortgagor having failed to repay the amount, notice is hereby given to the borrower//Co-borrower/Guarantor/Mortgagor and the public in general that the undersigned has taken **Physical Possession** of the property described herein below in exercise the powers conferred on him under sub-section (4) of section 13 of the said act read with rule 8 of the security interest Enforcement Rules, 2002 on this date.
The Borrower/Co-borrower/Guarantor/Mortgagor in particular and the public in general is hereby cautioned not to deal with the property and dealings with the property will be subject to the charge of the **UMMEED HOUSING FINANCE PVT. LTD.** For the amount specified therein with further interest, costs and Chagares from respective dates thereon until full payment.
The Borrower's attention is invited to provision of sub section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.
Details of the Borrowers, Co-borrowers and Guarantors, Securities, Outstanding Dues, Demand Notice sent under Section 13(2) and Amount claimed thereunder and Date of Possession is given as under:

S. N.	Name And Address Of The Borrower, Co Borrower Guarantor Loan Account No. And Loan Amount	1. Demand Notice Date 2. Physical Possession Date 3. Amount Due in Rs.
1.	**1. Pawan Kumar S/o Kalu Ram (Borrower) 2. Suman W/o Pawan Kumar (Co-Borrower) Both Above Residing At-** Ahar 58, Ahar Panipat Haryana 132107 **Lan No. LXSON02925-260051246 Loan Agreement Date: 11-Jun-25 Loan Amount. Rs.21,60,000/-**	**1. 11-Dec-25 2. 06-Jul-2026 3. Rs.2,265,869/- (Rupees Twenty Two Lacs Sixty Five Thousand Eight Hundred Sixty Nine Only) As On 11-Dec-2025 + Further Interest And Other Charges From 12-Dec-2025**

Details Of The Secured Asset:- All That Part And Parcel Of Property Having Land Measuring Area 80 Sq. Yds. I.e 3 Marle Its 3/204 Share Of 10 Kanal 4 Marle, Kitte 3 Khewat No.2322, **Situated At Mauza Gohana, Kabir Basti Under Line Nagar Palika, Ditrict Sonipat Haryana. Bouned As East-**House Of Satbir, **West-** Gali, **North-** Plot Of Sanjay, **South-** Plot Of Satbir

Date: 07.07.2026 **Authorized Officer,** Mr. Gaurav Tripathi Mobile- 9650055701
Place: Gurugram, Haryana **Ummeed Housing Finance Pvt. Ltd**

IndusInd Bank

FINANCIAL RESTRUCTURING & RECONSTRUCTION GROUP, 11th Floor, Hyatt Regency Complex, New Tower, Bhikaji Cama Place, New Delhi-110066

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of immovable properties mortgaged to IndusInd Bank under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("the Act") read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules 2002. Notice is hereby given to the public in general and to the Borrower / Mortgagors / Guarantors in particular that the Authorised Officer of IndusInd Bank Limited had taken **Physical Possession** of the following property(ies) mentioned pursuant to demand raised vide notice issued under Section 13(2) of the Act in the following loan account with right to sell the same on **"AS IS WHERE IS, AS IS WHAT IS, WHATEVER IS THERE IS AND WITHOUT RECOURSE BASIS"** for realization of Bank's dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(4) of the said Act read with Rule 8 of the said Rules proposes to realize the Bank's dues by sale of the said property(ies). The sale of the below mentioned properties shall be conducted by way of E-auctions through web portal: **https://www.bankeauctions.com**

Name of Account/ Mortgagors/ Guarantors	Amount as per Demand Notice & Demand Notice Date
M/s Nabila Impex, Mr. Abdul Qayyum Khan, Mrs. Qadar Jahan Khan	**Rs. 47,74,681.75** (Rupees Forty Seven Lac Seventy Four Thousand Six Hundred Eighty One and Paise Seventy Five only) as on 30.06.2022, together with further interest from 01.07.2022 plus cost, charges and expenses etc. thereon. **Demand Notice Date: 18.08.2022**

Details of properties	Reserve Price / EMD / Bid increase amount	Date & time of E-Auction	Last Date of Bid Submission
All that piece and parcel of Mart No. B03/33 (Old Mart No. F-43) situated on the first floor in the commercial building known as INDIA EXPO MART (M/s India Exposition Mart Limited Greater Noida) at Plot No. 25 & 27, Knowledge Park-II, Greater Noida, Gautam Budh Nagar (U. P.) admeasuring super area 43.63 sq. mtrs and carpet area 24 sq. mtrs. owned by M/s Nabila Impex	**Rs. 46.80 Lac** / **Rs. 4.68 Lac** / **Rs. 0.50 Lac**	**24.07.2026 From 12.00 Noon to 1.00 P.M.**	**23.07.2026 up to 4:00 PM**

Name of Account/ Mortgagors/ Guarantors	Amount as per Demand Notice & Demand Notice Date
M/s Vaxicare Enterprises Private Limited, Mr. Manoj Nailwal, Mrs. Bharti	**Rs. 45,85,102.48 as on 31.10.2024**, together with further interest from 01.11.2024 plus cost, charges & expenses etc. thereon **Demand Notice Date: 20.11.2024**

Details of properties	Reserve Price / EMD / Bid increase amount	Date & time of E-Auction	Last Date of Bid Submission
All that piece and parcel of Shop/Unit No. 39, CSC-9, First Floor, Sector 16, Rohini, Delhi admeasuring 21.00 Square Metres	**Rs. 29,20,000/-** / **Rs. 2,92,000/-** / **Rs. 50,000/-**	**24.07.2026 from 11.00 A.M. to 12.00 Noon**	**23.07.2026 up to 4:00 PM**

Name and contact details of Authorised Officer- Yatendra Kumar, Mobile No. 9990799379, E-mail ID:- kumar.yatendra@indusind.com

TERMS & CONDITIONS: 1. The interested bidders shall submit their EMD details and documents through Web Portal: **https:www.bankeauctions.com** (the user ID & Password can be obtained free of cost by registering name with **https://www.bankeauctions.com**) through Login ID & password. **The EMD shall be payable through NEFT / RTGS in the following account: 00053564604005, IFSC Code - INDB0000005 latest by 4:00 PM** on or before the dates mentioned in the table above. Please note that the Cheques shall not be accepted as EMD amount. **2.** The Bank shall however not be responsible for any outstanding statutory dues / encumbrances / tax arrears, if any. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property(ies) & to inspect & satisfy themselves. Property can be inspected with prior appointment with the Authorised Officer. **3.** The intended bidders who have deposited the EMD and require assistance in creating login ID & password, uploading data, submitting bid, training on e-bidding process etc., may contact our service provider **M/s C1 India Private Limited, Helpline Nos. 0124-4302020 / 2021 / 2022 / 2023 / 2024, Mr. Mithalesh Kumar, Mob. No. +91-7080804466, email ID: support@bankeauctions.com** and for any property related query may contact the Authorised Officer as mentioned above in office hours during the working days (10 AM to 5 PM). **4.** The highest bid shall be subject to approval of IndusInd Bank Limited. Authorised Officer reserves the right to accept / reject all or any of the offers / bids so received without assigning any reasons whatsoever. His decision shall be final & binding. **5.** In case of any default of respective payment within the stipulated period, the sale will automatically stand revoked and the entire deposit made by the bidder together with the earnest money shall be forfeited without any notice and the property(ies) shall be resold. The defaulting bidder shall not have the recourse / claim against the Bank / Authorised Officer. **6.** For detailed terms and conditions refer to the Bank's website **www.indusind.com** and **www.bankeauctions.com.**

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) & RULE 9(1) OF THE SARFAESI ACT,2002

The borrower / guarantors /mortgagors are hereby notified to pay the sum as mentioned above along with upto date interest and ancillary expenses before the date of e-Auction, falling which the property will be auctioned / sold and balance due, if any, will be recovered with interest and cost.

Date: 07.07.2026 **Place: Greater Noida/ Delhi** ***Authorised Officer, IndusInd Bank Ltd.***

TRUHOME FINANCE LIMITED (Formerly Shriram Housing Finance Ltd.)

Head Office: Level -3, Wockhardt Towers, East Wing C-2, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051;
Tel: 1800 102 4345 ; **Website:** http://www. truhomefinance.in
Reg.Off.: Srinivasa Tower, 1st Floor, Door No.5, Old No.11, 2nd Lane, Cenatoph Road, Alwarpet, Teynampet, Chennai-600018

APPENDIX-IV-A [SEE PROVISION 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 provision 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 properties mortgaged/ charged to Truhome Finance Limited, the Symbolic Possession of which have been taken by the Authorized Officer of Truhome Finance Limited, will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction on 11th -Aug-2026 between 11.00 a.m. to 1.00 p.m for recovery of the balance due to Truhome Finance Limited from the Borrowers And Guarantors, as mentioned in the table.
Details of Borrowers and Guarantors, amount due, Short Description of the immovable property, reserve price and earnest money deposit and date of Inspection are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Amount of Recovery and date of Demand Notice	Reserve Price (Rs.) & Bid Increment	Date & Time of Auction	Contact Person Details – (AO and Disposal team)
Mr. Harkesh S/o Mr. Rampal House in Adarsh Colony, Bihari Pura, Ghaziabad, Uttar Pradesh-201009. Mrs. Rekha W/o Mr. Harkesh House in Adarsh Colony, Bihari Pura, Ghaziabad, Uttar Pradesh-201009. Mr. Ajay C/o Mr. Harkesh House No. 52/80, Type-1, Quarter Mir Dard Road, Near Lok Nayak Hospital, MAMC Campus, Darya Ganj, PO-Indraprastha, Delhi-110002. **Date of Possession & Type** 24-Jun-2026 and Symbolic Possession **Encumbranches known** Not Known	Rs. 13,61,843/- (Rupees Thirteen Lakh Sixty-One Thousand Eight Hundred and Forty-Three Only) in respect of Loan Account No. THLHGZBD0000979 as on 07-Apr-2026 with further interest at the contractual rate, within 60 days from the date of receipt of the said notice. Demand Notice Date: 10-Apr-2026	Rs. 13,05,000/- (Rupees Thirteen Lakh Five Thousand Only) **Bid Increment:** Rs.. 10,000/- and in such multiples. **Earnest Money Deposit (EMD)(Rs.)** Rs.1,30,500/- (Rupees One Lakh Thirty Thousand Five Hundred Only) **Last date for submission of EMD : 07-Aug-2026 Time: 10.00 A.M to 5.00 P.M**	**11-AUG-2026 & Auction Time: 11.00 A.M. to 01.00 P.M.**	**Mr. Yuvraj Shridhar Mob.No. – 9650420612. Mr. Ashfaq Patka - 9819415477 Customer Care Number :- 022 - 40081572 Property Inspection Date: 04-Aug-2026 Time 11.00 a.m. to 12.00 p.m**

Description of Property

All that piece and parcel of the free hold Property bearing No. Residential open plot in Khasra No.53, Area Admeasuring 50 Sq., Yards., Ward No.13, Situated at Biharipura Colony, Village-Dundaheda, Pargana-Loni, Tehsil & District Ghaziabad, Uttar Pradesh. Boundaries of the said Property :- East: Property of Sumitra , West: Property of Mukesh , North: Gali12 Ft. Wide , South: Other Property

1) **For detailed terms and conditions of the sale, please refer the website of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) website.**
2) **The intending bidders have to submit their EMD amount to be deposited by way of RTGS/NEFT to the account details mentioned herein below: BANK NAME: AXIS BANK LIMITED BRANCH: BANDRA KURLA COMPLEX, MUMBAI BANK ACCOUNT NO. Current Account No. 911020045677633 IFSC CODE: UTIB0000230.**

Place : Ghaziabad
Date: 07/07/2026

Sd/- Authorised Officer- Truhome Finance Limited (Formerly Shriram Housing Finance Limited)

TRUHOME FINANCE LIMITED (Formerly Shriram Housing Finance Ltd.)

Head Office: Level -3, Wockhardt Towers, East Wing C-2, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051;
Tel: 1800 102 4345 ; **Website:** http://www. truhomefinance.in
Reg.Off.: Srinivasa Tower, 1st Floor, Door No.5, Old No.11, 2nd Lane, Cenatoph Road, Alwarpet, Teynampet, Chennai-600018

PROPERTY FOR SALE UNDER PROVISION OF SARFAESI ACT,2002 THROUGH PRIVATE TREATY

Notice of Sale by Private Treaty under Rule 8 read with Rule 9 of 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 properties mortgaged/ charged to Truhome Finance Limited (formerly M/s Shriram Housing Finance Limited), the Physical Possession of which have been taken by the Authorized Officer of Truhome Finance Limited, will be sold on "As is where is", "As is what is" and "Whatever there is" basis through Private Treaty on 27-July-2026 for recovery of the balance due to Truhome Finance Limited from the Borrowers And Guarantors, as mentioned in the table. The Authorised Officer is hereby giving notice to sale of property as mentioned in the table through Private Treaty in terms of Rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Amount of Recovery and date of Demand Notice	Reserve Price (Rs.) and EMD Amount and Private Treaty Execution Date	Contact Person Details – (AO and Disposal team)
M/S. NAJ Refrigeration and Airconditioning Works Through it's Proprietor/ Partner/Manager Director/ Authorised Signatory Office at. Kh No. 325, Ground Floor, Block-J, Village-Siraspur, Gali No. 1, Swaroop Nagar, Delhi-110084. Also At: House No. 12, Gali No. 4, Kushak No. 2, Near- Mohan Baba Mandir, Village-Kadipur, North West, Delhi-110036. Mr. Mohd. Arif Khan S/o Mr. Nazir Mohd House No. 12, Khasra No. 1176, Gali No. 4, Kushak No. 2, Near Mohan Baba Mandir, Kadipur, North West , Delhi-110036. Mrs. Jiya W/o Mr. Mohd. Arif Khan House No. 12, Gali No. 4, Kushak No. 2, Village-Kadipur, North West, Delhi-110036. Also At:House No. 12, Khasra No. 1176, Gali No. 4, Kushak No. 2, Near-Mohan Baba Mandir, Kadipur, North West , Delhi-110036. **Date of Possession & Type** 15-Apr-2026 & Physical Possession	Rs.57,78,429/- (Rupees Fifty Seven Lakh Seventy Eight Thousand Four Hundred Twenty Nine Only) under reference of Loan Account No. SLPHGZBD0000631 as on 08-Aug-2025 with further interest at the contractual rate, within 60 days from the date of receipt of the said notice Demand Notice Date:- 11-Aug-2025 Encumbrances known:- 1. Civil Suit pending in Rohini Court vide Case No.- CSSCJ 929 2025 and CS DJ 353 2026 2. SA pending in DRT –1 Delhi, vide Case No.-SA/26/2026	**Reserve Price:** Rs.40,00,000/- (Rupees Forty Lakhs Only) **EMD Amount:** Rs. 4,00,000/- (Rupees Four Lakh Only) **Private Treaty Execution Date:** 27-July-2026	**Mr. Yuvraj Sridhar Ph.9650420612 Customer Care Number :- 022 - 40081572**

Description of Property

All that piece and parcel of the Property bearing No. Built-Up Property, Ameasuring Area 100 Sq., Yards., Out Of Khasra No. 1176, Situtated in The Old Lal Dora (1908-09), Abadi Deh Of Village Kushak No. 2, Kadipur, Delhi-110036. Bounded By:- East:- Gali West:- House Of Shri Jamal North:- House Of Shri Jamal South:- Plot Of Shri Risal

- **For detailed terms and conditions of the sale, please refer the website of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) website.**
- **The intending buyer have to submit their EMD amount to be deposited by way of RTGS/NEFT to the account details mentioned herein below: BANK NAME: AXIS BANK LIMITED BRANCH: BANDRA KURLA COMPLEX, MUMBAI BANK ACCOUNT NO. Current Account No. 911020045677633 IFSC CODE: UTIB0000230.**
- **The mortgagors/borrowers are given a last chance to pay the total dues with further interest before the Date of Sale, failing which secured assets will be sold as per above schedule through Private Treaty.**

Place : Delhi
Date : 07-07-2026

Sd/- Authorised Officer- Truhome Finance Limited (Formerly Shriram Housing Finance Limited)



homefirst — Home First Finance Company India Limited

CIN: L65990MH2010PLC240703, Website: homefirstindia.com
Phone No.: 180030008425 Email ID: loanfirst@homefirstindia.com

DEMAND NOTICE U/s 13(2)

You the below mentioned borrower has availed loan by mortgaging the schedule mentioned property and you the below mention has stood as borrower/co- borrower guarantor for the loan agreement. Consequent to the defaults committed by you, your loan account has been classified as non- performing asset on **04-07-2026** under the provisions of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short SARFAESI Act). We Home First Finance Company India Limited have issued Demand Notice u/s 13(2) read with section 13(13) of the SARFAESI Act to the address furnished by you. The said notices are issued as on **04-07-2026** and these notices state that you have committed default in payment of the various loans sanctioned to you. Therefore, the present publication carried out to serve the notice as the provision of Section 13(2) of SARFAESI Act and in terms of provision to the rule 3(1) of the Security Interest (Enforcement) Rules, 2002:

Sr. No.	Name and Address of the Account, Borrower(s) & Guarantor(s)	Details of the security to be enforced	Total Outstanding as on date of Demand Notice plus further interest and other expenses (in Rs.)
1.	Bintesh Tiwary, Amrita Devi	Flat No-208, Second Floor, Rear RHS, Plot No 2,3,4,5 Khasra No 206/8, Ambuj City, Village Akbarpur Behrampur, Loni, Ghaziabad, UP, Ghaziabad, Uttar Pradesh, 201003, Bounded by: East-Flat No. SF-007/Road 22' wide, West-Other's Property, North-Plot No. 64, South-Flat No. SF-009 & SF001/Other's Land	7,21,429
2.	Javed chhote miyan, Jahan aara	Property Situated Part of House No. 37, Jasauli Mustkil, Bareilly, Bareilly, Uttar Pradesh, 243502, Bounded by: East-House, West-House, North-House, South-Road	14,89,433
3.	Krishan Kumar, Bittu, Shashi	Plot No.14, Khasra No.561, Dwarka City-II, Village-Dhoom Manikpur, Pargana & Tehsil-Dadri, G.B Nagar, Uttar Pradesh, 203207, Bounded by: East-Plot No. 3, West-Road 18ft. Wide, North-Plot No. 15, South-Plot No. 13	6,00,240
4.	Late Ankit Kumar (Deceased), Deshraj, Alkesh, Roshani Devi, Other Legal Representative of Late Ankit Kumar (Deceased)	House-(Meenakshipuram Colony) Plot No-G-03 Khasra No-464/2 Village Rawli Mahdood Pargana Jwalapur Tehsil & Distt Haridwar Out Side Nagar Palika Shivalik Nagar, Haridwar, Uttarakhand, 249402, Bounded by: East-Plot no G-14, West-Rasta 20, North-Plot no G-02, South-Plot no G-04	10,34,771
5.	Late Daulat chand soni (Deceased), monika swarnkar, Other Legal Representative of Late Daulat chand soni (Deceased)	Plot no.90, Goverdhan Dham-II, At Khori Road Luniyawas, Jaipur (Raj), Goverdhan Dham-II, At Khori Road Luniyawas, Jaipur (Raj), jaipur, Rajasthan, 302031, Bounded by: East-Road 30 Feet, West-Plots, North-Plot No. 89, South-Plot No. 91	5,40,577
6.	Late MASTAN Nath Jogi (Deceased), Reena kumari Jogi, Other Legal Representative of Late MASTAN Nath Jogi (Deceased)	Aaraji no.2501, Plot No. 4 & 5, Rajasv Gram Pansal, Tehsil & Dist. Bhilwara, Bhilwara, Rajasthan, 311001, Bounded by: East-Other Aaraji, West-Road 30ft, North-Plot No. 03, South-Plot No 06	9,47,546
7.	Laxman Kumar, Sima	Patta No. 237, Ward No. 12, Kapren Bundi Rajastha, Kapren, Rajasthan, 323301, Bounded by: East-House of lalit Pansari, West-House of Rajesh Vyas, North-House of Brijraj Suman, South-Aam rasta and Pvt Rasta of Rajesh Vyas House	8,73,582
8.	Mali Ram Choudhary, anita choudhary	Plot no 02, scheme balaji vihar, at railway station road, biharipura, jaipur, jaipur, Rajasthan, 303702, Bounded by: East-Road 20', West-Other Land, North-Plot No. 3, South-Plot No. 1	9,25,181
9.	Mukesh kumar, Gopal Mishra	Plot No. 82, Khasra No. 431 Mi, Khatu Shyam Enclave, Village Khodna Kalan, Pargana & Tehsil Dadri, Distt. Gautam Budh Nagar, Uttar Pradesh, G.B. Nagar, Uttar Pradesh, 203207, Bounded by:East-Road 20ft. Wide, West-Other Property, North-Plot No.83,South-Plot No.82/A	10,78,743
10.	Murari Lal, Seeta Murari Lal	Plot No-67, Rohini Vihar-XI Yojna, Sarna Doongar, Bawadi, Jaipur, Rajasthan, 302012, Bounded by: East-Road 30 feet, West-Plot No.84, North-Plot No.66, South-Plot No. 68	15,70,075
11.	Om Pal Bunkar, Pooja Verma, Badri Prasad Verma	Plot No. 61, Scheme Shree Sai Vatika 11th, At Village - Khora Bisal, Tehsil - Amer, Jaipur, Jaipur, Rajasthan, 302012, Bounded by: East-Road 30 Feet, West-Plot No. 79, North-Plot No. 60, South-Plot No. 62	15,30,130
12.	Pawan Yogi, Ram Lal Yogi, Gita Devi	Plot No. 03, Scheme Tirupati Vihar, Village Chonp, Tehsil Amer, Distt.-Jaipur, Jaipur, Rajasthan, 303805, Bounded by: East-Plot No. 4, West-Plot No. 2, North-Raod 20ft, South-Other Land	7,91,312
13.	Rajak Khan, Mustak -, Kamla -	Plot No- 20, Scheme hanuman vatika, AT kodar, Bagru, Jaipur, Jaipur, Rajasthan, 303007, Bounded by: East-Plot No.21, West-Plot No.19, North-Other Plot, South-30 ft Road	9,99,426
14.	Rakhi, Lalit Pal, Kamlesh.	House-Part of Plot No. 169, Khasra No. 78 A & 78 B, Surya Puram Colony, Village Noor Nagar, Pargana & Tehsil, Delhi Road, Distt. Meerut., Uttar Pradesh-250002., Bounded by: East-15ft road and 16ft wide, West-15ft road and plot 156, North-30ft road nad plot 169, South-30ft road plot 170	8,40,641
15.	Renu Upadhyay, Sachin Chauhan	House-Plot No. 100, Khasra No.2853, Mansarover Park, Vill.Shahpur Bamheta, Tehsil-Dadri, Distt.G.B.Nagar, UP, G.B.NAGAR, Uttar Pradesh-201009., Bounded by: East-Plot digar, West-Road 18 feet, North-Plot no - 101, South-Plot no - 99	19,28,988
16.	Salman Siddiqui, Arvaz., Khalila	Plot-All that land bearing Khata Khatauni no. 1183 (1421 to 1426 fasli) Khasra no. 928 Da Min, measuring 83.82 Sq.mtrs, situated at Mauza Banjarwala Mafi, Pargana Parwa Doon, Distt.Dehradun, Uttarakhand-248001., Bounded by:East-Plot of other, West-15 ft wide road, North-House of Farzana, South-Housof of Sonu	9,66,724
17.	Sher Singh, Pinku Kanwar	Plot No. B-61-A, Scheme Shubham Vihar, At Machwa, Kalwar Road, Jaipur (Rajasthan)-302012, Jaipur, Rajasthan, 102019, Bounded by: East-Plot No. B-61-B, West-Road 30', North-Plot No. B-60, South-Plot No. B-61	10,32,336
18.	Shiv Kumar, Khushabu Manoj	House on Khasra No. 1255 Teekaram Colony, Village Nanglatashi Kasampur, Wine Factory Road, Pargana & Tehsil & Distt