



GOVERNMENT OF ODISHA
COMMERCE & TRANSPORT DEPARTMENT
Expression of Interest
(Reference No. 922 Dt. 30.01.2025)
Expression of Interest from Maintenance, Repair, and Overhaul (MRO) operators to operate and maintain the hangar and associated facilities for MRO services at Biju Patnaik International Airport (BPIA), Bhubaneswar (Odisha)
Government of Odisha, Commerce & Transport Department invites Expression of Interest (EOI) for Maintenance, Repair, and Overhaul (MRO) operators to operate and maintain the hangar and associated facilities for MRO services at Biju Patnaik International Airport (BPIA), Bhubaneswar (Odisha)
Eligible and interested Bidders may download the Expression of Interest (EOI) document which contains the details of the requirement from the following website of Commerce and Transport Department and submit their offer,
https://ct.odisha.gov.in/tenders
The EOI should be submitted by email at **ctsec.or@nic.in** by 1500 hours on 17 February 2025.
Sd/-
Principal Secretary to Government, Commerce & Transport Department Government of Odisha
1&PR NO-38001/11/0018/24-25

PUBLIC NOTICE
M/S SARE Gurugram Private Limited
(CIN: U70190DL2006PTC152635)
Registered Office: 5th Flr, Wing A, Statesman House, 148, Barakhamba Road Connaught Place, New Delhi, India - 110001
Email: roc@eka-dhoot.com
Whereas M/s SARE Gurugram Private Limited (hereinafter referred as "Company") is in the process of developing a phase known as "**Altura**" over an area measuring 39211.42 sq. mtr. in the Group Housing Colony situated at village Wazirpur & Mewka, Sector-92, Gurugram under License No 44 of 2009 and 68 of 2011 granted by Director, Town and Country Planning, Haryana and having RERA Registration No. 262 of 2017 dated 03,10,2017.
And Whereas the Company has applied for change in Bank Account from Yes Bank Limited to SBI Bank Limited and accordingly the company has obtained In-principal approval for change of bank accounts from Haryana Real Estate Regulatory Authority, Gurugram. Accordingly vide this public notice, the general public is hereby notified/informed that the following changes in bank accounts:-

Particulars	Previous Bank Accounts	New Bank Accounts
Bank Name	Yes Bank Limited	SBI Bank Limited
IFSC Code	YESB00000420	SBIN0050933
Master Collection Account No.(100%)	042072500000042	43599521238
RERA Account No. (70%)	042072400000032	43549553939
Promoter Free Account No. (30%)	042063400001891	43599555905

M/s SARE Gurugram Private Limited
Date: 29.01.2025
Place: Gurugram

POSSESSION NOTICE
(for immovable property)
Whereas,
The Authorized Officer of **EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED ("EARC")** (CIN:U67100MH2007PLC174759), under 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 dated **22.12.2021** calling upon the borrower(s), the guarantor(s) and the mortgageor(s) **VIJAY KUMAR AND SANGEETA** against LAN No. **HLAPNOI00295607** to repay the amount mentioned in the said notice being a sum of **Rs. 23,10,967.67 (Rupees Twenty Three Lakhs Ten Thousand Nine Hundred Sixty Seven and Paise Sixty Seven Only)** as on **20.12.2021** in respect of the said Facility with further interest thereon and penal interest from **21.12.2021** till payment / realisation, within 60 days from the date of receipt of the said notice.
And whereas subsequently, **Edelweiss Asset Reconstruction Company Limited as Trustee of EARC Trust – SC 439** has vide Assignment Agreement dated **02.11.2023** assigned all its rights, title, interest and benefits in respect of the debts due and payable by the borrower/guarantor(s)/mortgageor(s) arising out of the facilities advanced by **SAMMAAN CAPITAL LTD** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) to borrower(s)/ guarantor(s)/mortgageor(s) alongwith the underlying securities to **Asset Reconstruction Company (India) Limited** acting in its capacity as **Trustee of Arcil-CPS-IV, Trust ("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 **Edelweiss Asset Reconstruction Company Limited** and **Arcil** shall be entitled to institute/continue all and any proceedings against the borrower(s)/guarantor(s)/mortgageor(s) and to enforce the rights and benefits under the financial documents including the enforcement of security interest executed and created by the borrower/ guarantor(s)/mortgageor(s) for the said facilities availed by them.
The borrower/guarantors/mortgageor(s) having failed to repay the said amounts to **Arcil**, notice is hereby given to the borrower/guarantors/mortgageor(s) in particular and the public in general that the undersigned being the Authorized Officer of **Arcil** has taken **Symbolic Possession** of the secured assets 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 **28.01.2025**.
The borrower/guarantor(s)/mortgageor(s) in particular and the public in general are hereby cautioned not to deal with the below mentioned secured assets and any dealings with the secured assets will be subject to the charge of **Arcil** for a sum of **Rs. 27,36,633.15 (Rupees Twenty Seven Lakhs Thirty Six Thousand Six Hundred Thirty Three and Paise Fifteen Only)** as on **21.11.2024** in respect of the said Facility with further interest at contractual rate from **22.11.2024** till payment / realisation together with all incidental costs, charges and expenses incurred.
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 below mentioned secured assets.
DESCRIPTION OF SECURED ASSETS
Property owned by: VIJAY KUMAR
ALL THAT PIECE AND PARCEL OF PROPERTY BEARING NO.48-A (SOUTHERN PART), HAVING CARPET AREA OF 508 SQ FT., UPPER GROUND FLOOR, KHASRA, NO.162, WEST AZAD NAGAR, SHAHDARA, DELHI – 110032.
Date : 28.01.2025
Place: DELHI
For Asset Reconstruction Company (India) Limited
(Trustee of Arcil-CPS-IV, Trust)
Sd/-
Authorised Officer

POSSESSION NOTICE
(for immovable property)
Whereas,
The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029)** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) under the Securitisation 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 Demand Notice dated **12.05.2023** calling upon the Borrower(s) **PRASHANT KUMAR AND SONI** to repay the amount mentioned in the Notice being **Rs. 14,32,455.63 (Rupees Fourteen Lakhs Thirty Two Thousand Four Hundred Fifty Five and Paise Sixty Three Only)** against Loan Account No. **HHLNOD00455291** as on **12.05.2023** and interest thereon within 60 days from the date of receipt of the said Notice.
The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on **28.01.2025**.
The Borrower(s) 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 **SAMMAAN CAPITAL LIMITED** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) for an amount of **Rs. 14,32,455.63 (Rupees Fourteen Lakhs Thirty Two Thousand Four Hundred Fifty Five and Paise Sixty Three Only)** as on **12.05.2023** and interest thereon.
The Borrowers' 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.
DESCRIPTION OF THE IMMOVABLE PROPERTY
ALL THAT PIECE AND PARCEL OF BUILT-UP 2ND FLOOR, WITHOUT ROOF RIGHTS UPTO CEILING LEVEL, LAND AREA MEASURING 50 SQ. YARDS I.E., 41.80 SQ. MTRS., BUILT ON THE PROPERTY NO. 1/11289, PLOT NO. 1, 2 & 7, OUT OF KHASRA NO. 497/115, WITH THE RIGHT OF COMMON ENTRANCE STAIR CASE PASSAGE, FROM GROUND FLOOR UPTO ROOF OF TOP FLOOR, FOR MAINTENANCE AND INSTALLATION OF TV DISH ANTENNA AND WATER TANK WITH TWO WHEELER PARKING ON THE STILT FLOOR, ALONGWITH ALL PROPORTIONATE UNDIVIDED OWNERSHIP RIGHTS OF LAND UNDERNEATH OF THE SAID PROPERTY, SITUATED AT VILLAGE ULDHANPUR IN THE ABADI OF RAJINDER NAGAR, NOW KNOWN AS SUBHAS PARK NAVEEN SHADHARA ILLAQ, SHADHARA DELHI -110032 AND BOUNDED AS UNDER:
EAST : ROAD 30 FT. WIDE
WEST : PROPERTY OF OTHERS
NORTH : PROPERTY NO. 1/11288/ RHS FLAT
SOUTH : PROPERTY OF OTHERS
Sd/-
Date : 28.01.2025
Place: DELHI
Authorised Officer
SAMMAAN CAPITAL LIMITED
(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)



TRUHOME FINANCE LIMITED (Formerly Shriram Housing Finance Ltd.)
Head Office: Level -3, Wockhardt Towers, East Wing C-2 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
Branch Off : Plot no. 39/2/4 , I Floor , Sky Tower, Sanjay Place, Agra – 282001

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 The Truhome Finance Limited (Formerly Shriram Housing Finance Limited), The Possession of which have been taken by the Authorized Officer of The Truhome Finance Limited (Formerly Shriram Housing Finance Limited), will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction for recovery of the balance due to The Truhome Finance Limited (Formerly Shriram Housing 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 and encumbrances known thereon, possession type, reserve price and earnest money deposit, Date and Time of Auction are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagors	Date & Amount of 13(2) Demand Notice	FC Amount as on Date	Reserve Price (Rs.) & Bid Increment	Earnest Money Deposit Details (EMD) Details.	Date & Time of Auction	Contact Person and Inspection date
1.M/S.Nidhi And Mona Footwear (Prop)Mr.Vijay Singh S/O Bharat Singh 2.MRS.Arti Devi w/o Mr. Vijay Singh 3.MR.Vijay Singh s/o Bharat Singh Address :- H.No-41 Laxmi Nagar Sikandra Near Thana Sikandra AGRA Uttar Pradesh 282007 Also at: Prop-Mr.Vijay Singh S/O Bharat S ingh 464 Kotki, Tundla, Near Thana Paukara Tundla Firozabad UttarPradesh 283204 Also at:Gata no 609, Mauja Kotki, Tehsil Tundla District Firozabad UttarPradesh 283009	Rs. 2778633/- (Rupees Twenty Seven Lakh Seventy Eight Thousand Six Hundred Thirty Three Only) as on 07-02-2024 under reference of Loan Account No. SLPHAGRA000 0460	Rs.2778633/- (Rupees Twenty Seven Lakh Seventy Eight Thousand Six Hundred Thirty Three Only) as on 07-02-2024	Rs.36.04,500/- (Tharty Six Lakhs Four Thousand Five Hundred Only) Bid Increment Rs. 10,000/- and in such multiples	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 N O - Current Account No. 911020045677633 IFSC CODE - UTIB0000230	7th Mar 2025 & Time. 11.00 a.m. to 01.00 p.m.	Anil Singh Sengar and Mobile No. 8439281968 Customer Care Number :- 022 - 40081572 Property Inspection Date: 28 Feb 2025, Time. 11.00 p.m. to 1.00 p.m.

Description of Property
Property bearing at Gata no 609, Mauja Kotki, Tehsil Tundla District Firozabad Uttar Pradesh 283009 measuring area 250.98 Sq. meter. Boundaries of the said Property :- East : Land Sellers, West : Shops Sellers, North : 20ft. Wide Road, South : Other's Land
• For detailed Terms and conditions of the sale, bid form, & others may also visit website of Truhome Finance Limited (Formerly Shriram Housing Finance Limited). **• The online auction will be conducted on website:** <https://www.bankeauctions.com> **of our auction agency C1 India Pvt. Ltd., Address: - Plot No. 68 , 3rd Floor, Sector-44, Gurugram, Haryana- 122003.** **For any assistance, You may write email to Our Email id: tn@c1india.com, support@bankeauctions.com. You may also contact to auction agency. Tel: +91-124-4302020 Fax: +91-124-4302010 www.c1india.com**
STATUTORY 30 DAYS SALE NOTICE FOR SUBSEQUENT SALE UNDER RULE 8(6) AS PER AMENDED SARFAESI ACT, 2002.
• The mortgagors/borrowers are given a last chance to pay the total dues with further interest before auction, failing which secured assets will be sold as per above schedule.
• The mortgagors/borrowers are Request to take back all movable items which are inside the property.
• NB: Please note that the secured creditor is going to issue the sale notice to all the Borrowers/ Guarantors/ Mortgagors by speed/ registered post. In case the sale is not received by any of the parties, then this publication of sale notice may be treated as a substituted mode of service.
Place : Firozabad
Date : 01-02-2025
Sd/- Authorised Officer- Truhome Finance Limited (Formerly Shriram Housing Finance Limited)



OFFICE OF THE RECOVERY OFFICER DEBTS RECOVERY TRIBUNAL-I, DELHI, 4th FLOOR, JEEVAN TARA BUILDING, PARLIAMENT STREET, NEW DELHI-110001.
SALE PROCLAMATION
T.R.C. No. 294/2022
INDIAN OVERSEAS BANK Vs. M/S WORLDWIDE TRAXIM PVT. LTD AND ANR
PROCLAMATION OF SALE UNDER RULE 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993.
(CD1) M/s Worldwide Traxim Pvt. Ltd., Through Its Director, A-117, Swasthya Vihar, Vikas Marg, Delhi- 110092
(CD2) Dhruv Dhingra, B-32, Swasthya Vihar, Vikas Marg, Delhi-110092
(CD3) Shivvi Dhingra, B-32, Swasthya Vihar, Vikas Marg, Delhi-110092
(CD3) Shmvi Dhingra, B-32, Swasthya Vihar, Vikas Marg, Delhi-110092
1. Whereas Transfer Recovery Certificate No. **294/2022** in **OA No. 40 of 2017** drawn by the Presiding Officer, Debts Recovery Tribunal-III for the recovery of a sum of **Rs. 5,00,66,976.31, along with pendent elie and future interest @ 12% p. a., w.e.f. 09/01/2017** till realization and also to pay cost Rs. **1,50,000.00 as per recovery certificate.**
2. And whereas the undersigned has ordered the sale of property mentioned in the Schedule below in satisfaction of the said certificate
3. And whereas there will be due there under a sum of **Rs. 5,00,66,976.31, along with pendentelie and future interest @ 12% p. a., w.e.f. 09/01/2017** till realization and also to pay cost Rs. **1,50,000.00 as per recovery certificate.** Notice is hereby given that in absence of any order of postponement, the property/properties as under shall be sold by e-auction and bidding shall take place through On line Electronic Bidding through the website <https://ebkray.in> on 07.03.2025 between 12.00 pm and 01.00 pm with extensions of 5 minutes duration after 01.00 pm, if required.
4. The description of the property proposed to be e-auctioned is as follows:

S. No	Description of property	Reserve Price	EMD
1.	Property Bearing Municipal No. 2542, Shop In Entire Basement Without Roof Rights, Ward No. Xvi, Khasra No. At Beadonpura, Karol Bagh, Delhi-10005, 283/2, Block M, Gali No. 6 & 7, Situated	Rs.1.02 Crores	Rs.10.20 Lakhs

5. The EMD shall be paid through **Demand Draft/Pay Order in favour of Recovery Officer, DRT-I, Delhi-A/c T. R. C. No. 294/2022** along with self-attested copy of Identity (voter 1-card/Driving/license/passport) which should contain the address for future communication and self attested copy of PAN Card must reach to the Office of the Recovery Officer, DRT-I, Delhi latest by **04.03.2025 before 5.00 PM.** The EMD received thereafter shall not be considered. The said deposit be adjusted in the case of successful bidders. The unsuccessful bidder shall take return of the EMD directly from the Registry, DRT-I, Delhi after receipt of such report from e-auction service provider/bank/financial institution on closure of the e-auction sale proceedings
6. The envelope containing EMD should be super-scribed "T. R. C. No. 294/2022" alongwith the details of the sender i.e. address, e-mail ID and Mobile Number etc.
7. Intending bidders shall hold a valid Login Id and Password to participate in the E-Auction email address and PAN Number. For details with regard to Login id & Password, please contact M/s PSB Alliance, Unit 1, 3rd Floor, WOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai-400 037, Contact no. +91 8291 220220, E-mail: support.ebkray@psballiance.com psba@psballiance.com
8. Prospective bidders are required to register themselves with the portal and obtain user ID/password well in advance, which is mandatory for bidding in above e-auction. from M/S C 1 INDIA PVT LTD
9. Details of concerned bank officers/Helpline numbers etc. are as under:-

Name & Designation	Email & Phone Nos.
DEVASHISH MUKHERJEE, ASSISTANT GENERAL MANAGER	9638244455

10. What is proposed to be sold are the rights to which the certificate debtors are entitled in respect of the properties. The properties will be sold along with liabilities, if any. The extent of the propertied shown in the proclamation is as per the Recovery Certificate schedule. Recovery Officer shall not be responsible for any variation in the extent due to any reason. The properties will be sold on 'as is where is' and 'as is what is' condition.
11. The property can be inspected by prospective bidder(s) before the date of sale for which the above named officer of the bank may be contacted.
12. The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction at any time without assigning any reason.
13. EMD of unsuccessful bidders will be received by such bidders from the Registry of DR-nr identification/production of Identity proof viz., PAN Card, Passport, Voter's ID, Valid Driving License or Photo Identity Card issued by Govt. and PSUs. Unsuccessful bidders shall ensure return of their EMD and, if not received within a reasonable time, immediately contact the Recovery Officer DRT-I, Delhi/or the Bank.
14. The sale will be of the property of the above named CDs as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained are Those specified in the schedule against each lot.
15. The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.
16. No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold
17. The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act 1961 and the rules made there under and to the further following conditions: The particulars specialised in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement: or omission in this proclamation
18. The amount by which the biddings are to be increased shall be in multiple of Rs. 5,00,000 (Rs. Five Lakh only). In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction.
19. The Successful/Highest bidder shall be declared to be the purchaser of any lot provided that further That the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.
20. Successful/ highest bidder shall have to prepare DD/Pay order for 25% of the sale proceeds favouring Recovery Officer, DRT-I, Delhi, **A/c T. R. C. No. 294/2022 within 24 hours** after close of e-auction and after adjusting the earnest money (EMD) and sending/depositing the same in the office of the Recovery Officer so as to reach within 3 days from the close of e-auction failing which the earnest money (EMD) shall be forfeited.
21. The Successesl/Highest Bidder shall deposit, through Demand Draft/Pay Order favouring Recovery Officer DRT-I Delhi **A/C T. R. C. 294/2022**, the balance 75% of the sale proceeds before the Recovery Officer, DRT-I on or before 15th day from the date of sale of the property, exclusive of such day, or if the 15th day be Sunday or other holiday, then on the first office day after the 15th day alongwith the poundage fee @ 2% up to Rs 1,000 and @ 1% on the excess of such gross amount over Rs 1000/- in favour of Registrar, DRT-I Delhi. (In case of deposit of balance amount of 75% through post the same should reach the Recovery Officer as above.)
22. in case of default of payment within the prescribed period, the property shall be resold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold

SCHEDULE OF PROPERTY

Lot No	Description of the property to be sold with the names of the co-owners where the property belongs to the defaulter and any other person as co-owners.	Revenue assessed upon the property or any thereof part	Details of any encumbrance to which property is liable	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.
1.	PROPERTY BEARING MUNICIPAL NO. 2542, SHOP IN ENTIRE BASEMENT WITHOUT ROOF RIGHTS, WARD NO. XVI, KHASRA NO. 283/2, BLOCK M, GALI NO. 6 & 7, SITUATED BEADONPURA, BAGH, DELHI -110005		No information received.	

Given under my hand and seal on **08/01/2025.**

Recovery Officer, Debts Recovery Tribunal - 1, Delhi.



OFFICE OF THE RECOVERY OFFICER DEBTS RECOVERY TRIBUNAL-I, DELHI, 4th FLOOR, JEEVAN TARA BUILDING, PARLIAMENT STREET, NEW DELHI-110001.
SALE PROCLAMATION
T.R.C. No. 298/2022
INDIAN OVERSEAS BANK Vs. JOSH IMPEX PVT LTD AND ANR.
PROCLAMATION OF SALE UNDER RULE 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993.
(CD 1) Josh Impex Pvt Ltd., Through Its Director, 400 IIT Twin Tower, 8-9, 4th Floor, Netaji Subhash Place, Delhi, Also At: Qp-46, Maurya Enclave, Pitampura, Delhi
(CD2) Pallavi Gupta, Du-97, Pitampura, Delhi
(CD3) Alok Gupta, Unit No 504, 5th Floor, Klg Tower, Netaji Subhash Place, Delhi
(CD4) Deepak Gupta, Du-97, Pitampura, Delhi
(CD5) Sharda Gupta, Du-97, Pitampura, Delhi
(CD6) Vishal Devgun, 59, D-15, Secotr-7, Rohini, Delhi
(CD7) Mis Mtg Builders Pvt. Ltd., Ug-7a To Ug-11a, Apra Plaza, Road No. 44 Community Center Pitampura, Delhi
Clims Ing Developers Pvt Ltd., F-29, Ashok Vihar, Phase-1 Delhi
(CD8) Josh Infrastructure Pvt. Ltd., 607, Sachdeva Corporate Tower, Dda Community Mre Sector 3, Rohini, Delhi
Doch Aerojet Services Pvt Ltd., 401, Aggarwal Corporate Heights, Netaji Pubhash Place, Pitampura, Delhi
1. Whereas Transfer Recovery Certificate No. **298/2022** (R. C. No. 181/2019) in OA No. 765/2016 dated 28.09.2016 drawn by the Presiding Officer, Debts Recovery Tribunal, Delhi for the recovery of a sum of Rs. 11,45,75,879.00 together with costs and future interest @ 15.25% p. a. simple, from the date of filing of OA i.e. 28.09.2016 till its realization along with cost from the Certificate debtors together with costs and charges as per recovery certificate.
2. And whereas the undersigned has ordered the sale of property mentioned in the Schedule below in satisfaction of the said certificate.
3. and whereas there will be due there under a sum of Rs. 11,45,75,879.00 together with costs and future interest @ 15.25% p. a. simple, from the date of filing of OA i.e. 28.09.2016 till its realization along with cost. Notice is hereby given that in absence of any order of postponement, the property/properties as under shall be sold by e-auction and bidding shall take place through "On line Electronic Bidding" through on website <https://drt.auctiontiger.net> on **07.03.2025 between 12.00 pm and 01.00 pm**, with extensions duration after 01.00 pm, if required
4. The description of the property proposed to be e-auctioned is as follows

S. No	Description of property	Reserve Price	EMD
1.	Commercial Property At UG-7A To UG-11 A, Apra Plaza, Road No. 44, Community Center, Pitampura, Delhi.	Rs.1.88,00,000.00	Rs.19.00 Lakhs

5. The EMD shall be paid through **Demand Draft/Pay Order in favour of Recovery Officer, DRT-I, Delhi-A/c T. R. C. No. 298/2022 (R. C. NO. 181/2019)** along with self-attested copy of Identity vote: card/Driving/license/passport) which should contain the address for future communication and self-attested copy of PAN Card must reach to the Office of the Recovery Officer, DRT-I, Delhi latest by **04.03.2025 before 5.00 PM.** The EMD received thereafter shall not be considered. The said deposit be adjusted in the case of successful bidders. The unsuccessful bidder shall take return of the EMD directly from the Registry DRT-I, Delhi after receipt of such report from e-auction service provider/bank/financial institution on closure of the e-auction sale proceedings
6. The envelope containing EMD should be super-scribed "T.R.C. No.298/2022 (R.C. NO.181/2019)" along with the details of the sender i.e. address, e-mail ID and Mobile Number etc
7. Intending bidders shall hold a valid Login Id and Password to participate in the E-Auction email address and PAN Number. For details with regard to Login id & Password, please contact M/s e-Procurement Technologies Ltd., (Auctiontiger) Ahmedabad, Contact no 079-40230812/11/10/09/08/07/06 Mobile 09002715034, E-mail wb@auctiontiger.net; support@2auctiontiger.net.
8. Prospective bidders are required to register themselves with the portal and obtain user ID/password well in advance which is mandatory for bidding in above e-auction. from M/s e-Procurement Technologies Ltd (Auctionliger).
9. Details of concerned bank officers/Helpline numbers etc. are as under:-

Name & Designation	Email & Phone Nos.
RAKESH KUMAR (CHIEF MANAGER)	9737164810

10. What is proposed to be sold are the rights to which the certificate debtors are entitled in respect of the properties. The properties will be sold along with liabilities, if any. The extent of the properties shown in the proclamation is as per the Recovery Certificate schedule. Recovery Officer shall not be responsible for any variation in the extent due to any reason. The properties will be sold on 'as is where is' and 'as is what is' condition.
11. The property can be inspected by prospective bidder(s) before the date of sale for which the above namert officer of the bank may be contacted.
12. The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction al any time without assigning any reason
13. EMD of unsuccessful bidders will be received by such bidders from the Registry of DRT-identification/production of identity proof viz., PAN Card, Passport, Voter's ID, Valid Driving License or Photo Identity Card issued by Govt. and PSUs. Unsuccessful bidders shall ensure return of their EMD and, if not received within a reasonable time, immediately contact the Recovery Officer, DRT-I, Delhi/or the Bank.
14. The sale will be of the property of the above named CDs as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained, are those specified in the schedule against each lot.
15. The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.
16. No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold.
17. The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act, 1961 and the rules made there under and to the further following conditions. The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error mis-statement or omission in this proclamation.
18. The amount by which the biddings are to be increased shall be in multiple of Rs. 5,00,000.00 (Rs. Five Lakhs only). In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction..
19. The Successful/Highest bidder shall be declared to be the purchaser of any lot provided that further that the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so
20. Successful/ highest bidder shall have to prepare DD/Pay order for 25% of the sale proceeds favouring Recovery Officer, DRT-I, Delhi, **A/c T. R. C. No. 298/2022 (R. C. NO. 181/2019)** within 24 hours after close of e-auction and after adjusting the earnest money (EMD) and sending/depositing the same in the office of the Recovery Officer so as to reach within 3 days from the close of e-auction failing which the earnest money (FMD) shall be forfeited
21. The Successful/Highest Bidder shall deposit, through Demand Draft/Pay Order favouring Recovery Officer DRT Delhi **A/C T. R. C. No. 298/2022 (R. C. NO. 181/2019)**, the balance 75% of the sale proceeds before the Recovery Officer, DRT-I on or before 15th day from the date of sale of the property exclusive of such day or if the 15th day be Sunday or other holiday, then on the first office day after the 15th day alongwith the cundage fee @2% uptoRs 1,000 and @ 1% on the excess of such gross amount over Rs 1000/- in favour of Registrar DRT-I Delhi (In case of deposit of balance amount of 75% through post the same should reach The Recovery Officer as above.)
22. in case of default of payment within the prescribed period, the property shall be resold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale may, if the undersigned thinks fit be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold

SCHEDULE OF PROPERTY

Lot No	Description of the property to be sold with the names of the co-owners where the property belongs to the defaulter and any other person as co-owners.	Revenue assessed upon the property or any part thereof	Details of any encumbrance to property liable which is	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.
1.	COMMERCIAL PROPERTY AT UG-7A TO UG-11 A, APRRA PLAZA, ROAD NO. 44, COMMUNITY CENTER, PITAMPURA, DELHI.		No information received.	

Given under my hand and seal on **08/01/2025**

Recovery Officer, Debts Recovery Tribunal - 1, Delhi.