HERO HOUSING FINANCE LIMITED

HeroHousing Finance

Contact Address: A-6, 3rd Floor, Sector-4, Noida - 201301. **Regd. Office:** 09, Community Centre, Basant Lok, Vasant Vihar, New Delhi - 110057 **Phone:** 011 49267000, **Toll Free Number:** 1800 212 8800, **Email:** customer.care@herohfl.com **Website:** www.herohousingfinance.com | **CIN:** U65192DL2016PLC301481

DEMAND NOTICE

Under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("Rules").

Whereas the undersigned being the Authorised Officer of Hero Housing Finance Limited (HHFL) under the Act and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Rules already issued detailed Demand Notices dated below under Section 13(2) of the Act, calling upon the Borrower(s)/Co-Borrower(s)/Guarantor(s) (all singularly or together referred to "Obligors")/Legal Heir(s)/Legal Representative(s) listed hereunder, to pay the amounts mentioned in the respective Demand Notice/s, within 60 days from the date of the respective Notice/s, as per details given below. Copies of the said Notices are served by Registered Post A.D. and are available with the undersigned, and the said Obligor(s)/Legal Heir(s)/Legal Representative(s), may, if they so desire, collect the respective copy from the undersigned on any working day during normal office hours.

In connection with the above, Notice is hereby given, once again, to the said Obligor(s) /Legal Heir(s)/Legal Representative(s) to pay to HHFL, within 60 days from the date of the respective Notice/s, the amounts indicated herein below against their respective names, together with further interest as detailed below from the respective dates mentioned below in column (d) till the date of payment and / or realisation, read with the loan agreement and other documents/ writings, if any, executed by the said Obligor(s). As security for due repayment of the loan, the following Secured Asset(s) have been mortgaged to HHFL by the said Obligor(s) respectively.

Loan Account No.	Name Of Obligor(s) Legal Heir(s)/Legal Representative(s)	Total Outstanding Dues (Rs.) As On Below Date	Demand Notice Date / Date of NPA
HHFGAZLAP 25000061086	Nijamuddin, Shabbo	Rs. 5,50,646/- due as on 11-Jun-2026	18-June-2026 / 04-06-2026
Description of the Secured Assets/Immovable Properties/ Mortgaged Properties:- Residential House/Plot **Situated At Gram Kalaunda, Pargana Dasna Dadri, Dist Gautam Budh Nagar Old Abadi Khasra No 1308 Having Area Measuring 59 Sq Yards I.e 49.33 Sq Meter (Covered Area Measuring 25.08 Sq Mtrs Or Remaining Vacant Area Measuring 24.25 Sq. Mtrs) Bounded as: East**: House of Shakeel, **West:** Rasta 11 Ft Wide, **North:** House of Raisuddin, **South:** House of Nafis			
HHFMODLAP 24000053672	Nitin Kumar, Geeta Wife Of Bharat Singh, Bhrat Sharma	Rs.5,36,463/- due as on 11-Jun-2026	16-June-2026 / 04-06-2026
Description of the Secured Assets/Immovable Properties/ Mortgaged Properties:- Two Storey House **Situated At Khasra No 2A Having Area Measuring 112 Sq Yards I.e 93.65 Sq Meter, Abadi Gram Bichpadi Tehsil And District Bhagpat. Bounded as: East:** Agriculture Land of Gasiram, **West:** Road 20 Ft Wide, **North:** House Rajkumar, **South:** House Sitaram.			
HHFGAZHOU 25000061042	Rizwan, Anwari	Rs.11,12,906/- Due as on 11-Jun-2026	16-06-2026 / 04-06-2026
Description of the Secured Assets/Immovable Properties/ Mortgaged Properties:- Residential Flat No G-1 Ground Floor Front Right-Hand Side LIG (Ground Floor Without Roof Rights) Super Covered Area 50 Sq Yards I.e 41.80 Sq Meter Constructed On Plot No A-437 Block A **Situated At Residential Colony Shalimar Garden Ex-1 Gram Pasonda Pargana Loni Tehsil And District Ghaziabad. Flat No. G-1 Bounded as: East:** Road 40 Ft Wide, **West:** Common Passage Flat No G-2, **North:** Plot No. 438, **South:** Parking Space Then/Plot No 436			
HHFNOIHOU 25000061278	Devendra Chauhan, Rinki Devi	Rs.16,31,041/- due as on 11-Jun-2026	19-June-2026 / 04-06-2026
Description of the Secured Assets/Immovable Properties/ Mortgaged Properties:- Plot Having Land Area Measuring 64 Sq. Yards I.e 53.41 Sq Meter Out Of Khasra No. 669, **Situated Mohalla Thakurana Kasba Dadri Pargana And Tehsil Dadri, District Gautam Budh Nagar, U.p Bounded As: East**: Rasta 8 Ft Wide, **West:** House Of Satveer, **North:** Rasta 12 Ft Wide, **South:** House Of Ajeet			
HHFLAXLAP 24000060017	Ankit Tomar, Mahendri	Rs.16,81,708/-due as on 11-Jun-2026,	19-June-2026 / 04-06-2026
Description of the Secured Assets/Immovable Properties/ Mortgaged Properties:- Residential House Having Area Measuring 340 Sq. Yds. I.e. 284.28 Sq. Meters, Out Of Khasra No. 333, **Situated At Abadi Village Khaila, Tehsil Khekra Distt. Baghpat Bounded As: East:** House Of Shripal, **West:** Rasta 15ft Wide Road, **North:** Rasta 10 Ft Wide, **South:** House Of Devender			

*With further interest, additional Interest at the rate as more particularly stated in respective Demand Notice date mentioned above, incidental expenses, costs, charges etc incurred till the date of payment and/or realization. If the said Obligor(s) shall fail to make payment to HHFL as aforesaid, then HHFL shall proceed against the above Secured Asset(s)/Immovable Property(ies) under Section 13(4) of the said Act and the applicable Rules entirely at the risk of the said Obligor(s)/Legal Heir(s)/Legal Representative(s) as to the costs and consequences. The said Obligor(s)/Legal Heir(s)/Legal Representative(s) are prohibited under the said Act to transfer the aforesaid Secured Asset(s)/Immovable Property, whether by way of sale, lease or otherwise without the prior written consent of HHFL. Any person who contravenes or abets contravention of the provisions of the Act or Rules made thereunder shall be liable for imprisonment and/or penalty as provided under the Act.

Date: 23.06.2026, Place : Delhi NCR **Sd/-, Authorised Officer, For Hero Housing Finance Limited**

SATIN HOUSING FINANCE LIMITED

Satin Housing Finance Ltd. THE ANSWER IS HOME

Registered Office: 5th Floor, Kundan Bhawan, Azadpur Commercial Complex, Azadpur, New Delhi-110033, **Corporate Office:** Plot No. 492, Udyog Vihar, Phase-3, Gurugram, Haryana-122016

PUBLIC NOTICE FOR AUCTION CUM SALE

Pursuant to taking possession of the secured assets mentioned hereunder by the Authorized Officer of **SATIN HOUSING FINANCE LIMITED** under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the Recovery of amount due from borrower/s, offers are invited by the undersigned in sealed covers for purchase of immovable property as described hereunder, which is in the physical possession, will be **sold on 24-07-2026 "AS IS WHERE IS & AS IS WHAT IS"**, particulars of which are given Below: -

Sr. No.	Loan Account No. & Name of Borrower & Co-Borrowers	Demand Notice Date & Amount	Reserve Price EMD
1	**Loan No. LAGZB0922-00005884 1. Sunil Kumar S/o Ram Das** (Borrower), **2. Asha** (Co Borrower) R/O: H. No. C119/11, Delhi, Karwal Nagar, Khajuri Khas, Landmark : Bikaner Sweets, City : Dayalpur B.01, District : North East Delhi, State : Delhi, Pincode : 110094	**05-05-2025 ₹13,36,682/- (Rupees Thirteen Lakh Thirty Six Thousand Six Hundred Eighty Two Only) As On 08-11-2024**	**Reserve Price:** ₹12,00,480/- (Rupees Twelve Lakh Four Hundred Eighty Only) **EMD:** ₹1,20,048/- (Rupees One Lakh Twenty Thousand Forty-Eight Only)
	Description of Property:-Plot No. A-85, Ground Floor Rear LHS, Block-A, Flat No. GF-02, Ground Floor, Rail Vihar, Loni S.O, Ghaziabad, Uttar Pradesh - 201102, Bounded As Under - East- Flat No. GF-3, West- Plot No. 86, North- Other Property, South- Flat No. GF-1, Road 30 Ft. Wide.		
2	**Loan No. LAGZB1021-00003669 & LASHD0223-00007203 1. Pradeep Kumar S/o Mahendra Singh** (Borrower), **2. Pooja Devi W/o Pradeep Kumar** (Co Borrower), **3. Sanjay Kumar S/o Mahendra Singh** (Co Borrower) R/O: House No. 452, Naipura, Loni, Ghaziabad, Uttar Pradesh - 201102	**31-12-2024 ₹20,93,563/- + ₹20,26,853/- = ₹41,20,416/- (Rupees Forty One Lakh Twenty Thousand Four Hundred Sixteen Only) As On 08-11-2024**	**Reserve Price:** ₹38,30,400/- (Rupees Thirty Eight Lakh Thirty Thousand Four Hundred Only) **EMD:** ₹3,83,040/- (Rupees Three Lakh Eighty-Three Thousand Forty Only)
	Description of Property:-A Residential Plot Situated At Khasra No. 161 Admeasuring 112 Sq. Yds. I.E. 93.64 Sq. Mtr. Situated At Village Dharoti Khurd, In The Abadi Of Naipura Hadbasht, Pargana - Loni, Tehsil- Ghaziabad, Bounded As Under : East- House Of Sanjay, West- Road 20 Ft. Wide, North- House Of Rakesh, South- Remaining Plot Of Rakesh, Registered On: 26.11.2021, Sl. No. 13884, Book No. 1, Vol. No. 40685, Page No. 71 To 90.		
3	**Loan No. LAMTR1121-00003791 1. Dinesh Sharma S/o Madan Lal Poniya** (Borrower) **2. Preeti Preeti W/o Dinesh Sharma** (Co Borrower) R/O: Gopal Bagh, Kosikalan, Kosi Kalan S.O, Mathura, Uttar Pradesh (India) - 281403	**20-09-2023 ₹8,04,595/- (Rupees Eight Lakh Four Thousand Five Hundred Ninety Five Only) As On 10-09-2023**	**Reserve Price:** ₹10,11,840/- (Rupees Ten Lakh Eleven Thousand Eight Hundred Forty Only) **EMD:** ₹1,01,184/- (Rupees One Lakh One Thousand One Hundred Eighty-Four Only)
	Description of Property:-Bearing A Plot, Measuring 76 Sq. Mtrs., Situated At Mauza Kosi Kalan, Shergarh Road, Tehsil - Chhata & Distt. Mathura, Situated At Khasra No. 999, Pincode - 281403, Bounded As Under - East- 41 Ft. Property Seller, West- 41 Ft. House Of Yogesh, North- 15 Ft. Wide Road, South- Plot Of Hariya.		

1. Last Date of submission of sealed offers in the prescribed tender forms along with EMD is **17-07-2026** at the Corporate office Address mentioned herein above. Tenders that are not filled up or tenders received beyond last date will be considered as invalid Tender and shall accordingly be rejected. No interest shall be paid on the EMD.
2. Date of opening of the offers for property is **07.07.2026** at the above mentioned **Corporate office address at 11:00AM.** The Tender will be opened in the presence of Authorized Officer.
3. Date of inspection of the immovable property is **09-07-2026 between 11:00AM to 04:00 PM.**
4. Further interest will be charged as applicable, as per the Loan Agreement on the amount outstanding in the notice and incidental Expenses, costs, etc. is due and payable till its realization.
5. The notice is hereby given to the Borrower and Guarantor, to remain present personally at the time of sale and they can bring the Intending buyers/purchases for purchasing the immovable property as described herein above. As per the particulars of Terms and Conditions of Sale.
6. The Borrower(S) Guarantor(s) are hereby given 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT 2002 to pay the sum mentioned As above before the date of Auction failing which the immovable property will be auctioned and balance, if any, will be recovered with interest and costs. If the Borrower pays the amount due to Satin Housing Finance Limited in full before the date of sale, auction is liable to be stopped.
7. The detail terms and condition of the auction sale are incorporated in the prescribed tender form. Tender forms are available at the Above Corporate office.
8. The immovable property will be sold to the highest tenderer. However, the undersigned reserves the absolute discretion to allow Inter se bidding, if deemed necessary.
9. Company is not responsible for any liabilities upon the property which is not in the Knowledge of the company.
10. For more details regarding Auction kindly contact **+ 91 7042670547 to Mr. Amit Tyagi. (For Loan No. LAGZB0922-00005884 Sunil Kumar & Loan No. LAGZB1021-00003669 & LASHD0223-00007203, Pradeep Kumar) & on+ 91 8979788166 to Mr. Lavi Dhariwal (For Loan No. LAMTR1121-00003791, Dinesh Sharma).**

PLACE: GURUGRAM, **Sd/-, Authorized Officer**
DATE: 23.06.2026 **SATIN HOUSING FINANCE LIMITED**

FORM NO. INC-19

Notice

[Pursuant to rule 22 the Companies (Incorporation) Rules, 2014]

1. Notice is hereby given that in pursuance of sub-section (5) of section 8 of the Companies Act, 2013, an application has been made to the Registrar-I at Delhi for conversion of **WASH UNITED INDIA FOUNDATION** (a section 8 limited by guarantee company) into a **WASH UNITED INDIA PRIVATE LIMITED** (a private limited company).
2. The principal objects of the company is to provide management, consultancy services, detailed as mentioned in the draft Memorandum of Association.
3. A copy of the draft memorandum and articles of the proposed company may be seen at H.NO.-19 First Floor Hauz Khas Village, New Delhi-110016.
4. Notice is hereby given that any person, firm, company, corporation or body corporate, objecting to this application may communicate such objection to the Registrar-I of Delhi, at 4th Floor, IFCI Tower,61, Nehru Place, New Delhi-110019 within 30 days from the date of publication of this notice, by a letter addressed to the registrar-I Delhi a copy of which shall be forwarded to the Applicant at H.NO.-19 First Floor Hauz Khas Village, New Delhi-110016.

For WASH UNITED INDIA FOUNDATION
Sd/-
NIRMALA NAIR
Director
DIN - 07857978

Place: New Delhi
Date: 22.06.2026

FORM NO. INC-26

[Pursuant to rule 30 the Companies (Incorporation) Rules, 2014] Advertisement to be published in the newspaper for change of registered office of the company

BEFORE THE CENTRAL GOVERNMENT NORTHERN REGION DIRECTORATE II, CHANDIGARH

In the matter of sub-section (4) of Section 13 of Companies Act, 2013 and clause (a) of sub-rule (5) of rule 30 of the Companies (Incorporation) Rules, 2014

AND

In the matter of **SCHOLIVERSE EDUCARE PRIVATE LIMITED** (CIN: U80901HR2011PTC064443) having its registered office at 901-A and 901-B, Iris Tech Park, Sector-48 Sohna Road, Gurgaon, Haryana, India, 122018, Petitioner

Notice is hereby given to the General Public that the company proposes to make application to the Central Government under section 13 of the Companies Act, 2013 seeking confirmation of alteration of the Memorandum of Association of the Company in terms of the special resolution passed at the Extra ordinary general meeting held on 21st May, 2026 to enable the company to change its Registered Office from the State of Haryana (within the jurisdiction of ROC-Haryana) to the State of Maharashtra (within the jurisdiction of ROC-Mumbai I).

Any person whose interest is likely to be affected by the proposed change of the registered office of the company may deliver either on the MCA-21 portal (www.mca.gov.in) by filing investor complaint form or cause to be delivered or send by registered post of his/her objections supported by an affidavit stating the nature of his/her interest and grounds of opposition to the Regional Director (Norther Region Directorate II) at the address 3rd Floor, Corporate Bhawan, Plot No.4-B, Setor-27B, PIN-160019, Chandigarh within twenty one days of the date of publication of this notice with a copy of the applicant company at its registered office at the address mentioned below: 901-A and 901-B, Iris Tech Park, Sector-48 Sohna Road, Gurgaon, Haryana, India, 122018

For and on behalf of the Applicant
Sd/-
Sarvesh Madhu Agrawal
Whole Time Director
DIN: 03603141

Date: 23/06/2026
Place: Gurgaon

FORM No.1

DEBTS RECOVERY TRIBUNAL, LUCKNOW

(Area of Jurisdiction - Part of Uttar Pradesh)

600/1, University Road, Near Hanuman Setu Temple, Lucknow - 226007

DRC No. 1029/2024

NOTICE UNDER RULE 2 OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH SECTION 29 OF RDDB & FI ACT, 1993

Punjab National Bank **Vs.** **M/s. Bela Creations Pvt. Ltd. & Ors.**

To,

J.D. No. 1 M/s. Bela Creations Pvt. Ltd. Through it's Directors Shri Ram Tomar & Smt. Monika Tomar **Regd. Address** B-54, SF-1, East Jyoti Nagar, Sadhara, Delhi-110093 **2nd Address:** A-41/2023-24, Dilshad Garden, Shahdara, Delhi-110093

J.D. No. 2 Smt. Monika Tomar, W/o Shri Raj Tomar, Director M/s Bela Creations Pvt. Ltd., R/o B-54, SF-1, East Jyoti Nagar, Sadhara, Delhi-110093

J.D. No. 3 Shri Raj Tomar, S/o Sri Ompal Singh, Director M/s Bela Creations Pvt. Ltd., R/o B-54, SF-1, East Jyoti Nagar, Sadhara, Delhi-110093

J.D. No. 4 Sri Ompal Singh, S/o Sri Sekh Veer Singh, R/o B-54, SF-1, East Jyoti Nagar, Sadhara, Delhi-110093

This is to notify that a sum of **Rs. 3,58,31,850.15 (Rupees Three Crore Fifty Eight Lacs Thirty One Thousand Eight Hundred Fifty and Paisa Fifteen Only)** along with interest @11.00% per annum with monthly rest from the date of filing of fht Original Application i.e. 7/02/2023 till the loan fully liquidated jointly and severally with its costs succeeds in its realization has become due from you as per the certificate bearing no 1029/2024/LKO dated 28/06/2024 in O.A. No. 177/2023, passed against you by DRT, Lucknow.

1. You are hereby directed to pay the sum **within 15 days** of this Notice, failing which the recovery shall be made in accordance with the Recovery of Debts Due to Bank and Financial institution Act, 1993.
2. You are hereby ordered to declare an Affidavit the particulars of Assets on or before **02/09/2026.**
3. You are hereby ordered to appear before the under signed on **02/09/2026** at **11.00 A.M.**
4. In addition to the sum aforesaid you will also liable to pay:

Details of cost:

Application fees	Rs. 1,50,005.00
Advocate fees	Not-Claimed
Publication Charge	Not-Claimed
Misc. Expenses	Not-Claimed
Clerical Charges	Not-Claimed

Given under my hand and seal on this **20.05.2026.**

Recovery Officer-I
Debts Recovery Tribunal, Lucknow

PUBLIC NOTICE/ NOTICE OF PHYSICAL POSSESSION

Notice is hereby given to the general public that, by virtue of the Order dated 11-05-2026 passed by the Hon'ble Debt Recovery Tribunal (DRT), Dehradun in R.C. No. 48 of 2022, Canara Bank vs. M/s Vardhan Traders & Others, the undersigned (Mr. Shivam Dagur, Advocate) has been appointed as Court Receiver for taking actual/ physical possession of the property described herein below from the Judgment Debtor(s)/Guarantor(s) / Occupants and for handing over the same to the Auction Purchaser in accordance with law.

In compliance with the aforesaid Order dated 11-05-2026 passed by the Hon'ble Tribunal, the undersigned shall take and deliver actual physical possession of the property described below to the Auction Purchaser on 23-06-2026 with the assistance of the Police Administration.

Particulars of the Judgment Debtors

1. M/s Vardhan Traders through Proprietor Shri Varun Pratap Singh Malik 736, Civil Lines South Muzaffar Nagar, Uttar Pradesh
2. Shri Varun Pratap Singh Malik S/o Shri Charan Singh R/o Village and Post Alipur Ataraina Tehsil Budhana Muzaffar Nagar, Uttar Pradesh
3. Shri Charan Singh S/o Shri Lahri Singh R/o Village and Post Alipur AtarainaTehsil Budhana Muzaffar Nagar, Uttar Pradesh

Through this Notice, the above-mentioned Judgment Debtors are hereby informed and advised to hand over vacant and peaceful possession of the auctioned property on before 23-06-2026 and to remove all their belongings, goods, articles, and effects lying therein. Failing compliance, the undersianed shall exercise the powers conferred by the Hon'ble Debt Recovery Tribunal, Dehradun and shall take actual physical possession of the property described below on 23-06-2026, with police assistance, and hand over the same to the C.H. Bank, in accordance with law.

As per the Order dated 11-05-2026 passed by the Hon'ble Debt Recovery Tribunal, Dehradun, your cooperation is solicited to ensure due and proper execution of the Court's Order.

Description of the Auctioned Property

Residential Property (Shri Charan Singh, S/o Shri Lahri Singh) House No. 736, Ward No. 10 Mohalla Civil Lines South, Muzaffar Nagar, Uttar Pradesh, total area 579.32 sg.mtrs, bounded as under :

East- Property of Shri Balvir Singh
West- 22 ft wide road
North- Property of Shri Sanjdeev Singh
South- Property of Smt. Vandana

Any person causing or attempting to cause any obstruction, interference, hindrance, or impediment in respect of the aforesaid property shall be liable for appropriate legal action in accordance with law.

By Order of the Hon'ble Debt Recovery Tribunal, Dehradun
(Through the Court Receiver, pursuant to the order passed in R.C. No. 48 of 2022 dated 11-05-2026.)

SYMBOLIC POSSESSION NOTICE

ICICI Bank

Branch Office: ICICI Bank Limited Plot No-23, Shal Tower, 3rd Floor, New Rohtak Road, Karol Bagh, New Delhi- 110005

The Authorised ICICI Bank Officer under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued Demand Notices to the borrower(s) mentioned below, to repay the amount mentioned in the Notice within 60 days from the date of receipt of the said Notice.

Having failed to repay the amount, the Notice is issued to the borrower and the public in general that the undersigned has taken symbolic possession of the property described below, by exercising powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. The borrower in particular and the public in general are hereby cautioned not to deal with the property. Any dealings with the property will be subject to charges of ICICI Bank Limited.

Sr. No.	Name of the Borrower(s)/ Loan Account Number	Description of Property/ Date of Symbolic Possession	Date of Demand Notice/ Amount in Demand Notice (Rs)	Name of Branch
1.	Prem Pal Singh / Mamta Singh / LBDEL00002005560	Flat No. B -1101, 11th Floor, Avj Platinum, Situated At Plot No. Gh 12/1, Sec Zeta I, Greater Noida- 201307/ June 19, 2026	February 11, 2026 Rs. 12,43,872.43/-	Delhi Ncr Aligarh

The above-mentioned borrowers(s)/guarantors(s) is/are hereby issued a 30 day Notice to repay the amount, else the mortgaged properties will be sold after 30 days from the date of publishing this Notice, as per the provisions under Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date: June 23, 2026
Place: Aligarh

Sincerely Authorised Officer,
For ICICI Bank Ltd.

Utkarsh Small Finance Bank

Aapki Ummeed Ka Khaata

(A Scheduled Commercial Bank)

Zonal Office: 9B, Pusa Road, Rajendra Place, New Delhi, Pincode-10060 Registered Office: Utkarsh Tower, NH - 31 (Airport Road), Sehmalpur, Kazi Sarai, Harhua, Varanasi, UP - 221 105.

(Appendix IV) POSSESSION NOTICE FOR IMMOVABLE PROPERTY [under rule 8(1)]

Notice is hereby given under the securitization and Reconstruction of Financial Assets and enforcement (Security) interest Act, 2002 and in exercise of powers conferred under 13(12) read with rule 3 of Security interest (enforcement) rules 2002, the authorised officer issued a Demand notice on the dates notes against each account as mentioned hereinafter, calling them to repay the amount within 60 days from the date of receipt of the said notice.The borrowers having failed to repay the amount, notice is hereby given to the under noted borrowers and the public in general that the undersigned has taken **Possession** of the properties described herein below in exercise of powers conferred on him/her under section 13(4) of the said act read with rule 8 of the said rules on the dates mentioned against each account. The borrower in particular and the public in general is hereby cautioned not to deal with the properties and any dealing with the properties will be subject to the charge of **UTKARSH SMALL FINANCE BANK LIMITED** for the amounts and interests thereon mentioned against each account herein below:

The attention of the borrowers detailed hereunder is invited to the provisions of subsection (8) of the section 13 of the Act, in respect of the time available, to redeem the secured assets.

Sr. No.	Name of the Branch	Name of the Account	Name of the Borrower/Guarantor (Owner of the Property)	Date of Demand Notice	Date of Possession Notice	Amount Outstanding as on the date of Demand Notice
1	Ghaziabad	Client Name - Gaurav Kumar Nigam Account Number - 1522050000006064	Mr.Gaurav Kumar Nigam S/o Mr.Prahlad Kumar (Borrower) Mrs.Rekha Nigam W/o Mr.Gaurav Kumar Nigam (Co-Borrower/Mortgager)	10-04-2026	17-06-2026	₹ 50,74,977/-

Description of Property/ies (all the part & parcel of the property consisting of): All that part and parcel of the Freehold Residential Plot No. D-366, admeasuring 100Sq Meeter upper Ground Floor, Without roof rights, situated at Indraprastha Awas Yojna Loni Tehsil-Loni, District-Ghaziabad Uttar Pradesh Property Bounded by- East:House No D-393 North: House No D-365 West:Road South:Property of Authority

Date: 23/06/2026
Place: Ghaziabad

Sd/-
(Authorized Officer) (Sharvanu Dutta)
Utkarsh Small Finance Bank Ltd.

IndiaShelter Home Loans

INDIA SHELTER FINANCE CORPORATION LTD.

Regd: Office:- 6th Floor, Plot No 15, Institutional Area, Sector 44 Gurugram-122003

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "the Act") read with **Rule 8(5) read with Rule 8(6)** of the Security Interest (Enforcement) Rules, 2002 (hereinafter referred to as "the Rules").

Notice is hereby given to the public in general and in particular to the Borrower(s), Co Borrower(s) and Guarantor(s) or their legal heir(s) or representative(s) that the below described immovable property(s) mortgaged/charged to India Shelter Finance Corporation Limited (hereinafter referred to the Secured Creditor), the possession of which has been taken by the Authorized Officer of the Secured Creditor having its Registered Office at-**6th Floor, Plot No 15, Institutional Area, Sector 4 Gurugram Haryana -122002**, will be sold on **"As is Where is", "As is What is" and "Whatever there is"** basis on the dates mentioned below for realization of the amount due to the Secured Creditor from the borrowers, co borrowers and guarantors. The sale will be made by the Authorized Officer at the place mentioned below.

Loan Account Number /AP Number And Name of Borrower(s)/ Co-Borrower (s) /Guarantor(s)	Demand Notice u/s 13(2) Date and Amount	Description of the Immovable Property/ Secured Asset	Date and Type of Possession	Reserve Price
HL15CHLONS00000509 5032/AP-10227558 Mrs. Bhavri Devi W/o Vishna Ram & Mr. Vishnu Ram S/o Deva Ram & Mr. Bharat Kumar S/o Vishnu Ram	14-JAN-2025 And Rs. 2059621/- (Rupees Twenty Lakh Fifty-Nine Thousand Six Hundred Twenty-One Only) **Bid Increase Amount** 10000/-	All Piece and parcel of the property situated at bearing Sale deed dated 29-08-2023 situated on Khasra No.25/2 Sindhari Charnan tehsil Sindhari District Balotra rajasthan 344033 Balotra, Boundary:- East- Rasta, West- Plot of Dhanna Ram, North- Plot of Ganpat Lal Soni, South- Rasta	**Physical Possesion On 18-06-2026** **Total Outstanding** as on 17-JUNE-2026 And Rs. 23,31,888.39/- (Rupees Twenty-Three Lakh Thirty-One Thousand Eight Hundred Eighty-Eight and Thirty-Nine Paise Only)	Rs. 18,62,000/- (Rupees Eighteen Lakh Sixty-two Thousand Only) **Earnest Money Deposit (EMD)** Rs.1,86,200/- (Rupees One Lakh Eighty-Six Thousand Two Hundred Only)

Date and Time of Inspection of the property	EMD Deposition Last Date	Date and Time of Auction
(Inspection Time 10:00 AM to 05:00 PM) 22-JULY-2026	23-JULY-2026	24-JULY-2026

Place of EMD Deposition /AUCTION: at India Shelter Finance Corporation Limited, Office No 102, 1St Floor, Omega Tower, Ray Colony Opp. Cmho Office Dist. Barmer, Rajasthan Pin 344001.
Authorized Officer's Name and Mobile No.- Mr. Agam Chhaper (+91 7849845989)

Mode of Payment: - All payment shall be made by demand draft, RTGS & NEFT in favour of **India Shelter Finance Corporation Limited.**

For details and queries, please refer the enclosed Auction Sale Notice or refer our website https://www.indiashelter.in or contact Authorized Officer, Mr. Agam Chhaper (+91 7849845989)

DATE: 23-JUNE-2026 PLACE: RAJASTHAN

IDFC FIRST Bank Limited

IDFC FIRST Bank

(erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited)
CIN : L65110TN2014PLC097792, Registered Office: - KRM Towers, 8th Floor, Harrington Road, Chetpet, Chennai- 600031, Tel : +91 44 4564 4000 | Fax: +91 44 4564 4022.

Notice under Section 13 (2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

The following borrowers and co-borrowers availed the below mentioned secured loans from **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited)** The loans of the below-mentioned borrowers and co- borrowers have been secured by the mortgage of their respective properties. As they have failed to adhere to the terms and conditions of the respective loan agreements and had become irregular, their loan were classified as NPA as per the RBI guidelines. Amounts due by them to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited)** are mentioned as per respective notices issued more particularly described in the following table and further interest on the said amounts shall also be applicable and the same will be charged as per contractual rate with effect from their respective dates.

Sr No.	Loan Account No.	Type of Loan	Section 13 (2) Notice Date	Outstanding amount as per Section 13 (2) Notice
1	57919321	Home Loan	13-Jun-2026	80,79,189.04/-

NAME OF BORROWERS AND CO-BORROWERS : 1. NEERAJ NIMESH 2.SAVITRI DEVI

PROPERTY ADDRESS : ALL THAT PIECE AND PARCEL OF PLOT NO. 151, MEASURING 210 SQ. MTRS., SITUATED AT SECTOR 7-A, SIDHARTH VIHAR, TEHSIL & DISTRICT: GHAZIABAD, UTTAR PRADESH-201012, AND **BOUNDED AS: EAST: OTHER PLOT, WEST: ROAD 9 METER WIDE, NORTH: PLOT NO. 7A/150, SOUTH: PLOT; NO. 7A/152**

You are hereby called upon to pay the amounts to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited)** as per the details shown in the above table with contracted rate of interest thereupon from their respective dates and other costs, charges etc. within 60 days from the date of this publication, failing which the undersigned shall be constrained to initiate proceedings, under Section 13 (4) and section 14 of the SARFAESI Act, against the mortgaged properties mentioned hereinabove to realize the amount due to **IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited).** Further you are prohibited under Section 13 (13) of the said Act from transferring the said secured assets either by way of sale/lease or otherwise.

Sd/- Authorized Officer
Date 23.06.2026 IDFC FIRST Bank Limited (erstwhile Capital First Limited, amalgamated with
Place : UTTAR PRADESH IDFC Bank Limited and presently known as IDFC FIRST Bank Limited)

ELECTRONICA FINANCE LIMITED

Registered/ Corporate/Branch Office: Audumbar, 101/1, Dr Ketkar Road, Erandwane, Pune, Maharashtra 411004. ZCM- MR. KULDEEP GUPTA 9226075391 & LM- TUSHAR KUMAR 8860585478

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Whereas the Authorized Officer of Electronica Finance Limited (hereinafter referred to as "the EFL"), under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short 'SARFAESI Act) and in exercise of powers conferred under Section 13(12) read with the Security Interest (Enforcement) Rules, 2002 issued Demand Notice under Sec. 13(2) of SARFAESI Act calling upon the below-mentioned Borrowers/Co-borrowers/mortgagors/Guarantors to repay the amount mentioned in the notice being the amount due together with further interest thereon at the contractual rate plus all costs charges and incidental expenses etc. till the date of payment within 60 days from the date of the said notice.

The following Borrowers/Co-borrowers/mortgagors/Guarantors having failed to repay the above said amount within the specified period. Notice is hereby given to the public in general and in particular to the Borrower (s) and Co-Borrower(s) that the authorized officer has taken over possession in exercise of powers conferred under Section 13(4) of SARFAESI Act read with Security Interest (Enforcement) Rules, 2002, which is to be sold by way of auction on **"As Is Where Is Basis", "As Is What Is Basis", "Whatever There Is Basis", and "No Recourse Basis"** for recovery of **Rs. 23,34,067/- (Rupees Twenty-Three Lakhs Thirty-Four Thousand Sixty-Seven Only)** outstanding as on **30-May-2025** amount is subject to closure, due to the Electronica Finance Limited, (Secured Creditor) with further Interest and additional/Penal, due to the EFL under Rules 8 and 9 of Security Interest (Enforcement) Rules, 2002.

It is hereby informed to General public that we are going to conduct public E-Auction through website **https://sarfaesi.auctiontiger.net.**

Name of borrower, Co- borrower, Mortgagors	Date & Amount as per Demand Notice U/s 13(2) & Date of Physical Possession, Publication Date of Possession Notice	Descriptions of the property/Properties	Reserve Price / Earnest Money Deposit & Bid Increment Amount (In Rs.)	E-Auction Date and Time, EMD Submission Last Date, Inspection Date
1. Power Product India, Property No 29, Situated At Gali No 2 Friends Colony, Industrial Area Shahdara East Delhi 110095. **2. Satyapal Singh,** House No. 4, Khasra No. 952, Raj Nagar Colony, Village Betha Hazipur, Loni, Distt. Ghaziabad Up- 201102. **3. Satyapal Singh** **4. Munesh Devi** **Sl. No. 3 & 4 Add.:** F-115 - Gali No 1 To 5, F Block Raj Nagar - Loni Dehat Ghaziabad - UP 201102.	**30-MAY-2025 Rs. 23,34,067/-** (Rs Twenty-Three Lakhs Thirty-Four Thousand Sixty-Seven Only) outstanding as on 30-May-2025 **06th May, 2026** **08th May, 2026**	All that piece and parcel of Immoveable Property bearing House Bearing no. 4, area admeasuring 80 sq. yards. Comprised in Khasra no.952 situated at raj nagar colony, village Behta Hazipur, Loni Distt. Gaziabad, Uttar.Pradesh. **Boundary of the aforesaid property:** Towards North: Plot other, Towards South: Plot other, Towards East: Road, Towards West: Plot other	**Reserve Price: Rs. 32,90,960/-** (Rupees Thirty Two Lakh Ninety Thousand Nine Hundred Sixty Only) **EMD:- Rs. 3,29,096/-** (Rupees Three Lakh Twenty Nine Thousand Ninety Six Only) **Bid Incremental Amount:- Rs. 5,000/-**	**24/07/2026** at 11:00 am to 1:00 PM (with unlimited extension of 5 min each) **21/07/2026** up to 4:00 PM. **