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 The Truhome Finance Limited (Formerly Known As 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 in e-auction on dated 20-Jan-2026 between 11.00 a.m. to 1.00 p.m. for recovery of the balance due to The 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. Ankit Choudhary S/o Sh. Devender Singh House No.165, Atour, Ataur, Ghaziabad Uttar Pradesh-201003. **Also At:House/Khasra No.254 D, Khata No.00350, Village - Nagla Firoj Mohanpur, Paragna -Jalalabad,** Tehsil & Distt.-Ghaziabad, Uttar Pradesh-201003. **Mrs. Rekha W/o Sh. Devender** House No.165, Atour, Ataur, Ghaziabad Uttar Pradesh-201003. **Also At: Village- Nagla Firoj, Atour, Mohanpur, Ghaziabad Uttar Pradesh-201003**	Rs.34,23,507/- (Rupees Thirty Four Lakh Twenty Three Thousand Five Hundred and Seven Only) in respect of Loan Account No. SLPHGPRK0001481 as on 11-Mar-2025 with further interest at the contractual rate, within 60 days from the date of receipt of the said notice. Demand Notice Date: 20-March-2025	Rs.58,32,000/- (Rupees Fifty Eight Lakh Thirty Two Thousand Only. **Bid Increment:** Rs.10,000/- (Rupees Ten Thousand Only) and in such multiplies. **Earnest Money Deposit (EMD) (Rs.)** Rs.5,83,200/- (Rupees Five Lakh Eighty Three Thousand Two Hundred Only) **Last date for submission of EMD : 16-Jan-2026 Time: 10.00 A.M to 5.00 P.M**	**20-JAN-2026 Auction Time: 11.00 A.M. to 01.00 P.M.**	**Mr.Nikhil Kumar 7053869593 Mr. Debjyoti Roy 9874702021 Customer Care Number :- 022 - 40081572 Property Inspection Date: 14-Jan-2026 Time 11.00 a.m. to 12.00 p.m**

Date of Possession & Type: 24-Jun-2025 and Symbolic Possession

Encumbranches known: Not Known

Description of Property

All that piece and parcel of the Property bearing No. House, Khasra No.254 D, Khata No. 00350, Area admeasuring 200 Sq., Yrd.. Situated in Village -Nagla Firoj Mohanpur, Paragna -Jalalabad, Tehsil & Distt.-Ghaziabad, Uttar Pradesh. Bounded By:-East:- Road 45 Feet, West:- Plot Owner Degar, North:- Road 15 Feet, South:- Plot Owner Degar

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 : 17-12-2025

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

INDIA SHELTER FINANCE CORPORATION LTD.

Regd: Office:- Plot-15, 6th Floor, Sec-44, Institutional Area, Gurugram, Haryana-122002

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 9(1) 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 44 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 done 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 & Amount	Date and Type of Possession	Reserve Price	Date and Time of Inspection of the property
LA30CLLONS000005013947/ AP10036942 MRS. Annu Sharma & MR. Shankar Lal Sharma & Stya Narayan Sharma& Suman Sharma	08-AUG-2022 And Rs.50,58,589.41/- (Rupees Fifty Lakh Fifty Eight Thousand Five Hundred Eighty Nine & Forty One Paisa Only) **Bid Increase Amount 10000/-**	**Physical Possession:28-03-2025 TOTAL OUTSTANDING** as On Date 08-AUG-2022 Rs.50,58,589.41/- (Rupees Fifty Lakh Fifty Eight Thousand Five Hundred Eighty Nine and Forty One Paisa Only) as of 09.08. 2022 Further Interest & Charge Effective From 10.08.2022	**Rs. 7000000/- (Seventy Lakh only)** Earnest Money Deposit (EMD) **Rs.700000/- (Seven lakh only)**	**03-01-2026 (Inspection Time 10:00 AM to 05:00 PM)** EMD Deposition Last Date 05-01-2026 Date & Time of Auction 06-01-2026 (Auction Time 10:00 AM to 5:00 PM)

Description Of The Immovable Property/ Secured Asset : All That Part And Parcel Of The Plot With Patta No.08, Gram Panchayat Kanota, Tehsil Bassi, District Jaipur, Rajasthan, Area 300.41 Sq. Yards Property Bounded As: East- Land Of Laxmi Narayan, North- Land Of Rameshwar,West-House Of Mr. Jagdish And Satyanarayan,South- Land Of Mr. Kalyan,Nathu ,
All That Piece And Parcel Of The Plot With Patta No.07, Gram Panchayat Kanota, Tehsil Bassi, District Jaipur, Rajasthan, Area 299.55 Sq. Yards Property Bounded As: East-Land & House Of Beni Prasad West-Road Aam Rasta,North- Land Of Rameshwar & Devbaksh South- Of Mr. Jagdish & Beni Prasad

Loan Account Number/AP Number And Name of Borrower(s) / Co-Borrower(s) /Guarantor(s)	Demand Notice u/s 13(2) Date & Amount	Date and Type of Possession	Reserve Price	Date and Time of Inspection of the property
LA30CLLONS000005030307/AP-10055128 MRS. SANTOSH DEVI & MR./MRS RAMESH	11-April-2025 & Rs. 745369/-(Rupees Seven Lakh Forty Five Thousand Three Hundred Sixty Nine Only) as of 10.04.2025 **Bid Increase Amount 10000/-**	**Symbolic Possession 04-07-2025 TOTAL OUTSTANDING** as On Date 11-April-2025 Rs. 745369/- (Rupees Seven Lakh Forty Five Thousand Three Hundred Sixty Nine Only) as of 10.04.2025 Further Interest & Charge Effective From 11.04.2025	**Rs. 916200 /-** (Nine Lakhs Sixteen Thousand and Two Hundred only) Earnest Money Deposit (EMD) **Rs.91620/-(Ninety One Thousand Six Hundred Twenty Only)**	**03-01-2026 (Inspection Time 10:00 AM to 05:00 PM)** EMD Deposition Last Date 05-01-2026 Date & Time of Auction 06-01-2026 (Auction Time 10:00 AM to 5:00 PM)

Description Of The Immovable Property/ Secured Asset : All That Part And Parcel Of The Property Situated At Shop No 1 And 2 Yojna Star Colony ,chandli Road, Shyampur Buhariya, Near Vatika Road, Jaipur Rajasthan 302029 Admesuring 45.01 Sq. Yards. Boundary:-east-plot No. 1,west- Road, North-other Land, South-shop No. 3

Loan Account Number/AP Number And Name of Borrower(s) / Co-Borrower(s) /Guarantor(s)	Demand Notice u/s 13(2) Date & Amount	Date and Type of Possession	Reserve Price	Date and Time of Inspection of the property
HLF700000226 / AP-0496697 Mrs. GUDDI BAEE W/O & MR. JAGDISH CHAND & Pavan Patidar S/O Jagdish Chand Patidar & Balram Patidar S/O Jagdish Chand Patidar	21-JULY-2022 And Rs.299469/- (Rupees Twenty Nine Lakh Ninety Four Thousand Sixty Nine Only) **Bid Increase Amount 10000/-**	**Physical Possession 28-04-2023 TOTAL OUTSTANDING** as On Date 21-July-2022 Rs.299469/- (Rupees Twenty Nine Lakh Ninety Four Thousand Sixty Nine Only) as of 22.07.2022 Further Interest & Charge Effective From 23.07.2022	**Rs. 195000/-(One Lakh Ninety Five Thousand only)** Earnest Money Deposit (EMD) **Rs.19500/- (Nineteen Thousand Five Hundred only.)**	**03-01-2026 (Inspection Time 10:00 AM to 05:00 PM)** EMD Deposition Last Date 05-01-2026 Date & Time of Auction 06-01-2026 (Auction Time 10:00 AM to 5:00 PM)

Description Of The Immovable Property/ Secured Asset : All that part and parcel of the Patta Deed No. 13601 of House/Plot is situated at gram Samrai Gram Panchayat Samrai Panchayat Samiti Jhalrapatan Teh. Jhalrapatan Distt. Jhalawar (Raj.) admeasuring Area 37X32.75 = 1211.75 Sq.ft BOUNDED AS: East - Self Open Land West - Common Road North - Bada of Dhuli Lal (Open Land) South – House of Rameshwar

Place of EMD Deposition / Place of Auction: Shop No 67/B & 68, 2nd Floor, P No 277, Ajmer Road,Tagore Nagar,Jaipur - 302021

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

Loan Account Number/AP Number And Name of Borrower(s) / Co-Borrower(s) /Guarantor(s)	Demand Notice u/s 13(2) Date & Amount	Date and Type of Possession	Reserve Price	Date and Time of Inspection of the property
LA32CLLONS000005031525/ AP-10060448 & HL32CHLONS000005013618 / AP-10032589 & LA32CLLONS000005046656 / AP-10100463 & LA32CLLONS000005024725 / AP-10035294 Mr. MEENA JANGAM W/O HAJARI LAL JANGAM Mr. HAJARI LAL JANGAM S/O PYAR CHAND Reside At:- Khati Mohlla Dabi, Dist. Bundi Rajasthan 323022 Contact-8107723621 & Patta No.11608 & Patta No 11609 & Patta No 11453 Gram Dabi Talera Dist.bundi-323001 Rajasthan Contact - 8696713621	12- MAY-2025 And Rs. 1618900/- (Rupees Sixteen Lakh Eighteen Thousand Nine Hundred Only) DUE AS ON 10.04.2025 **Bid Increase Amount 10000/-**	**Symbolic Possession 21-AUG-25 TOTAL OUTSTANDING** RS. 1618900/- (Rupees Sixteen Lakh Eighteen Thousand Nine Hundred Only) DUE AS OF 10.04.2025with further interest & charges until payment of Full.	**Rs. 1660000 (Sixteen lakh Sixty Thousand Only)** Earnest Money Deposit (EMD) **166000/-(One Lakh Sixty Six Thousand only**	**03-01-2026 (Inspection Time 10:00 AM to 05:00 PM)** EMD Deposition Last Date 05-01-2026 Date & Time of Auction 06-01-2026 (Auction Time 10:00 AM to 5:00 PM)

Description Of The Immovable Property/ Secured Asset : Patta No.11608 & Patta No 11609 & Patta No 11453 Gram Dabi Talera Dist.bundi-323001 Rajasthan Contact - 8696713621

Place of EMD Deposition / Place of Auction: 1St Floor, 10-D, Panjawani Complex, Opposite Multipurpose School, Gumanpura, Kota-324007, Rajasthan

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

Note: Regarding mortgage property in the loan account (LA30CLLONS000005013947/ AP10036942), the cases are pending before DRT, Jaipur vide Case No. SA/507/2025 & SA/328/2023.

For detailed terms and condition of the sale, please refer to the Secured Creditor's website www.indiashelter.in or contact Authorized Officer - Mr. Himmat Singh Rathore (8290680920).

DATE: 17.12.2025 PLACE: RAJASTHAN **FOR INDIA SHELTER FINANCE CORPORATION LTD**

AU SMALL FINANCE BANK LIMITED

(A SCHEDULED COMMERCIAL BANK)

Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001 (CIN:L36911RJ1996PLC011381)

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

Whereas, The undersigned being the Authorized Officer of the AU Small Finance Bank Limited (A Scheduled Commercial Bank) under the "Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest [Act, 2002 (54 of 2002)] and in exercise of powers conferred under section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice on the date as mentioned below calling upon the borrowers to repay the amount mentioned in the said notice within 60 days from the date of receipt of the said notice as per the details given in below table:

Name of Borrower/Co-Borrower/ Mortgagor/Guarantor / Loan A/c No.	13(2) Notice Date & Amount	Description of Mortgaged Property	Date of Possession Taken
(A/c No.) L9001060117371628 Kapil (Borrower), Smt.Neema (Co-Borrower), Gyanendra Baisoya (Co-Borrower)	**08-Jul-24 Rs. 2162994/- Rs. Twenty-One Lac Sixty-Two Thousand Nine Hundred Ninety-Four Only 06-Jul-24**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At- Khasra No. 20/20, Plot No, C-47, Gali No. 4Panchal Vihar, Village Karawal Nagar, Delhi, Delhi **Admeasuring 100 Sq. Yds**	**12-Dec-25**
(A/c No.) L9001060120286931 M/S Jile Singh Water Supplier Thorough It'S Prorietor Narendra Jainher (Borrower), Narendra Jainher (Co-Borrower), Smt.Ram Vati (Co-Borrower), Jile Singh (Co-Borrower)	**16-Jun-25 Rs. 1401389/- Rs. fourteen Lakh one Thousand three hundred eighty-nine Only 12-Jun-25**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At VILL - SUTHIYANA , PARGANA DADRI , TEHSIL AND DIST - Gautam Buddha Nagar **Admeasuring 109.5 Sqyds**, East: HOUSE OF NAVLU, West: RASTA , North: PLOT OF MEGHRAJ SINGH, South: PLOT OF VAKIL KHAN	**11-Dec-25**
(A/c No.) L9001060139110130 Nehpal (Borrower), Smt.Rajvati (Co-Borrower)	**17-Jul-25 Rs. 728615/- Rs. Seven Lakh Twenty-Eight Thousand Six Hundred Fifteen Only 11-Jul-25**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At- Out Of Khet No 613, Mohalla Gagan Vihar Kasba Dadri, Dist- Gautam Budh Nagar, Uttar Pradesh **Admeasuring 130 Sqyd**, East: ROAD, West: HOUSE OF MANGERAM, North: ROAD, South: PLOT OF KUWARPAL	**11-Dec-25**
(A/c No.) L9001060739206232 Pramod Kumar (Borrower), Smt.Geeta (Co-Borrower), Raju (Co-Borrower)	**19-Jun-25 Rs. 1678589/- Rs. sixteen Lakh seventy-eight Thousand five hundred eighty-nine Only 12-Jun-25**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At- Gautampuri Kasba, TEH- Dadri, Distt- Gautam Buddha Nagar, Uttar Pradesh **Admeasuring 72 Sqyd**, East: H/O SHAURAN, West: VACANT PLOT, North: ROAD, South: H/O PREM SINGH	**11-Dec-25**
(A/c No.) L9001060121600784 Mohit (Borrower), Sonu Panchal (Co-Borrower), Kamlesh (Co-Borrower), Rajjan Singh (Co-Borrower)	**15-Sep-25 Rs. 810245/- Rs. Eight Lakh Ten Thousand Two Hundred Forty-Five Only 11-Sep-25**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At - Khet No 621, Village Kharela, Hafizpur Sikandarabad, Th & Dist- Gautam Buddha Nagar, Uttar Pradesh **Admeasuring 153 Square Yard**	**11-Dec-25**
(A/c No.) L9001060126243646 Kannu Sharma (Borrower), Vinod Sharma (Co-Borrower)	**15-Sep-25 Rs. 303209/- Rs. Three Lakh Three Thousand Two Hundred Nine Only 11-Sep-25**	All that part and parcel of residential/commercial property Land/ Building/ Structure and fixtures Property Situated At- Kh No 168, Uplarshi, Dadri Near Mandir, Dadri,Dist- Gautam Buddha Nagar, Uttar Pradesh **Admeasuring 150 Sq.Yds**	**11-Dec-25**

The borrower having failed to repay the amount, therefore notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein above mentioned table in exercise of powers conferred on him/her under section 13(4) of the said (Act-2002) read with Rule 8 of the said rule on the date mentioned in the above table. "The borrower's attention is Invited to provisions of sub section (8) of section 13 of the Act **read with rule 8 (6), in respect of time available, i.e., 30 days from this intimation,** to redeem the secured assets." The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the AU Small Finance Bank Limited (A Scheduled Commercial Bank) for the amount and interest thereon mentioned in the above table.

-sd-

Place: DELHI **Date: 16-December-25** **Authorised Officer AU Small Finance Bank Limited**

FORM A

PUBLIC ANNOUNCEMENT

(Regulation 14 of the Insolvency and Bankruptcy Board of India (Voluntary Liquidation Process) Regulations, 2017)

For the attention of the Stakeholders of India Shelter Capital Finance Limited

1.	Name of Corporate Person	India Shelter Capital Finance Limited
2.	Date of incorporation of Corporate Person	24/03/2022
3.	Authority under which Corporate Person is incorporated/registered	Registrar of Companies, Delhi
4.	Corporate Identity Number of Corporate Person	U65990HR2022PLC102253
5.	Address of the Registered Office and Principal Office (if any) of Corporate Person	6th Floor,Plot No.15, Industrial Area, Sector 44,Gurugram, Haryana-122002
6.	Liquidation commencement date of Corporate Person	16/12/2025
7.	Name, Address, Email Address, Telephone Number and the Registration Number of the Liquidator	Name: CS (IP) Jigarkumar Gandhi Address: Office: 05, 1st Floor, Harismruti, SVP Road, Opp. HDFC Bank, Chamunda Circle, Borivali West, Mumbai-400092 Email: jigar.gandhi@jngandco.in Phone: +91-9702002189 | 022-48257344 Registration No.: IBBI/IPA-002/IPN01307/ 2024-2025/14502
8.	Last Date for submission of Claims	15/01/2026

Notice is hereby given that the India Shelter Capital Finance Limited has commenced voluntary liquidation on 16th December, 2025.

The stakeholders of India Shelter Capital Finance Limited are hereby called upon to submit a proof of their claims, on or before 15th January, 2026, to the liquidator at the address mentioned against item 7.

The financial creditors shall submit their proof of claims by electronic means only. All other stakeholders may submit the proof of claims in person, by post or by electronic means.

Submission of false or misleading proofs of claim shall attract penalties.

Name and Signature of the Liquidator: Sd/-
Jigarkumar Gandhi
Liquidator

Date: 16th December, 2025
Place: Mumbai

HINDUJA HOUSING FINANCE LIMITED

Corporate Office: No. 167-169, 2nd Floor, Anna Salai, Saidapet, Chennai-600015, and Branch office: at F8 First Floor Mahalaxmi Metro Tower Sector 4 Vaishali Ghaziabad. 201019. Authorized Officer: Mr. Prem Lata, Contact No.: 8287120978. Email: brajesh.gupta@hindujahousingfinance.com

HINDUJA HOUSING FINANCE

NOTICE OF SALE THROUGH PRIVATE TREATY

SALE OF MOVABLE & IMMOVABLE ASSETS CHARGED TO HHFL UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 (SARFAESI ACT).

The undersigned as Authorized Officer of HHFL has taken over possession of the schedule property us/ 13(4) of the SARFAESI Act. Public at large is informed that the secured property as mentioned in the Schedule are available for sale through Private Treaty, as per the terms agreeable to HHFL for realization of it's dues on **"AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".**

Standard terms & conditions for sale of property through Private Treaty are as under: **1.** Sale through Private Treaty will be on **"AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS"**, **2.** The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of HHFL's acceptance of offer for purchase of property and the remaining amount within 15 days thereafter. **3.** The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above. **4.** Failure to remit the amount as required under clause (2) above will cause forfeiture of amount already paid including 10% of the amount paid along with application. **5.** In case of non-acceptance of offer of purchase by the HHFL, the amount of 10% paid along with the application will be refunded without any interest. **6.** The property is being sold with all the existing and future encumbrances whether known or unknown to HHFL. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third-party claims / rights / dues. **7.** The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer / Secured Creditor in this regard at a later date. **8.** HHFL reserves the right to reject any offer of purchase without assigning any reason. **9.** In case of more than one offer, HHFL will accept the highest offer. **10.** The interested parties may contact the Authorized Officer for further details / clarifications and for submitting their **application on or before 03.01.2026**. The Process shall be concluded **on 05.06.2026**. **11.** The purchaser has to bear all stamp duty, registration fee, and other expenses, taxes, duties in respect of purchase of the property. **12.** Sale shall be in accordance with the provisions of SARFAESI Act / Rules.

SCHEDULE Description of the Property (Secured Asset): Flat no. G-2, on Ground floor admeasuring 450 sq.ft, without roof rights LIG, built up on plat no. A-1/75, Situated at DLF Dilshad Extn. In the area of village Brahmpur @ Bhopura, Pargana Loni, Tehsil & Distt. Ghaziabad, UP. East - Others unit/common pasage, West -Plot no A-7/74, North; Others Unit, South- Others Property	**Reserve Price : Rs. 10,00,000/- (Rupees Ten Lakhs Only)**

Place: Ghaziabad Date : 17.12.2025 Sd/- Authorised Officer- For Hinduja Housing Finance Limited

बैंक ऑफ़ बड़ौदा Bank of Baroda

Branch Address: Bank of Baroda , Mohna Road Ballabgarh, Near Yadav Dairy Ballabgarh Faridbad Email: Exttrd@bankofbaroda.co.in

E-AUCTION SALE NOTICE

DATE AND TIME OF E-AUCTION IS 21.01.2026 , Time 02.00 P.M. to 6.00 P.M. (unlimited extension of 10 minutes)

Sale Notice for Sale of Movable/Immovable Properties - "APPENDIX- IV-A [See proviso to Rule 8 (6) & 9 (1)]

E-Auction Sale Notice for Sale of Immovable and Movable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) & 9 (1) 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 and movable assets hypothecated to Bank of Baroda, the Secured Creditor, the Symbolic Possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below

Sr No	Name & Address of Borrowers & Guarantors	Detailed description of the immovable property with known encumbrances, if any (owner/Mortgagor name)	Total Dues as on 16.05.2019 as demand notice issued under sec 13(2) of SARFAESI	Reserve Price / EMD / Bid Increment
1	**Sh. Dharmendra Singh**	All that part and parcel of Land and property belonging to Mr Dharmendra Chaudhary	For SMD Steel India: O/S Rs.19,87,302/- Inclusive of interest up to 16.05.2019 + unapplied interest	**Reserve Price** Rs. 58,19,000/- **EMD :** Rs. 5,81,900 **Bid Inc.:** Rs. 50,000.00
	consisting of Property No. 501 Sahupura Road Village Sahupura Opp Canara Bank , Comprised in Khata No 68/86 Mustil No 25 Killa no 1/1 (6-07), Measuring 156 Sq Yard in the revenue estate of mauja Shahpura Tehsil Ballabgarh Dist. Faridabad, Boundaries of property are as under: North: House of Sh Uday Veer Singh, South: House of Sh. Hoshiyar Singh, East: Sahapura Road, West: House of Sh Uday Veer Singh			

THIS IS A 15 DAYS STATUTORY NOTICES UNDER SARFAESI ACT 2002

The auction of the aforesaid property will be conducted through AUCTION SERVICE PROVIDER - - **https://baanknet.in,** For detailed terms and conditions of sale, please refer to the link provided in https://www.bankofbaroda.in/e-auction.htm and - **https://baanknet.in**

Also, prospective bidders may contact the authorized officer Mr. Abhishek Jain , Chief Manager, Ballabgarh (GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immovable Assets.) The right to withdraw/cancel/re-call this auction is reserved by the Authorized office at his discretion, without declaring or publishing the reasons thereof.

Place: Ballabgarh **Date** 15.12.2025 **Authorised Officer**

HDFC BANK Limited

Branch : The Capital Court, Munirka, Olof Palme Marg, Outer Ring Road, New Delhi-110 067
Tel. : 011-41596568, CIN L65920MH1994PLC080618, Website: www.hdfcbank.com

POSSESSION NOTICE

Whereas the Authorised Officer of **HDFC Bank Limited** (erstwhile HDFC Limited having amalgamated with HDFC Bank Limited by virtue of a Scheme of Amalgamation approved by Hon'ble NCLT-Mumbai vide order dated 17th March 2023) **(HDFC)**, under the Securitisation And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("said Act") and in exercise of powers conferred under Section13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notices under Section 13 (2) of the said Act, calling upon the following Borrower(s) / Legal Heir(s) / Legal Representative(s) / Mortgagor(s) to pay the amounts mentioned against their respective names together with interest thereon at the applicable rates as mentioned in the said notices, within 60 days from the date of of the said Notice/s, incidental expenses, costs, charges etc till the date of payment and / or realisation.

Sr. No.	Name of Borrower(s)/ Legal Heirs/ Legal Representatives	Outstanding Dues	Date of Demand Notice	Date of Possession	Description of Immovable Property / Secured Asset
1.	MR. VINAY SHARMA AND MRS. REKHA SHARMA	Rs. 12,11,689/- (Rupees Twelve Lakhs Eleven Thousand Six Hundred Eighty Nine Rupees Only) Due as on 30-Nov-2023	08-DEC-2023	11-DEC-2025 (Physical Possession)	RESIDENTIAL FLAT NO. 612, GROUND FLOOR, BLOCK-I, SECTOR- CHI-PHI, VIDE ALLOTMENT NO. BHS11-91649, SITUATED AT GREATER NOIDA, DISTT. GAUTAM BUDH NAGAR, UTTAR PRADESH ALONG WITH UNDIVIDED PROPROTIONATE SHARE OF LAND UNDERNEATH AND CONSTRUCTION THEREON PRESENT AND FUTURE.

*with further interest as applicable, incidental expenses, costs, charges etc incurred till the date of payment and / or realisation.

However, since the Borrower(s) mentioned hereinabove has failed to repay the amounts due, notice is hereby given to the Borrower(s) mentioned hereinabove in particular and to the public in general that the Authorised Officer/s of HDFC has taken **Physical Possession of Immovable Property / Secured Asset mentioned at serial no. 1** exercise of powers conferred on him/them under Section 13 (4) of the said Act read with Rule 8 of the said Rules on the dates mentioned above.

The Borrower(s) mentioned hereinabove in particular and the public in general are hereby cautioned not to deal with the aforesaid immovable properties / secured assets and any dealings with the said Immovable Property / Secured Asset will be subject to the mortgage of HDFC.

Borrower(s) attention is invited to the provisions of sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured asset/s.

Copies of the Panchanama drawn and Inventory made are available with the undersigned, and the said Borrower(s) is/are requested to collect the respective copy from the undersigned on any working day during normal office hours.

For HDFC Bank Ltd.
Sd/-
Authorised Officer

Place: Greater Noida
Date : 16-DEC-2025

Regd. Office: HDFC Bank House, Senapati Bapat Marg, Lower Parel (West), Mumbai - 400013

बैंक ऑफ़ बड़ौदा Bank of Baroda

Bank of Baroda 41, Old Judicial Complex, Civil Lines Road, Gurgaon 124001, Haryana, INDIA, Phone: 0124-4949302/03/16 E-mail:-gurgao@bankofbaroda.com

E-AUCTION SALE NOTICE

LAST DATE OF SUBMISSION OF BID WITH EMD IS 20.01.2026

DATE AND TIME OF E-AUCTION IS 21.01.2026 , Time 02.00 P.M. to 6.00 P.M. (unlimited extension of 10 minutes)

Sale Notice for Sale of Movable/Immovable Properties - "APPENDIX- IV-A [See proviso to Rule 8 (6) & 9 (1)]

E-Auction Sale Notice for Sale of Immovable and Movable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) & 9 (1) 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 and movable assets hypothecated to Bank of Baroda, the Secured Creditor, the Symbolic Possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below

Sr No	Name & Address of Borrowers & Guarantors	Total Dues as on 01.08.2025 as per demand notice issued under sec 13(2) of SARFAESI on 04.08.2025	Detailed description of the immovable property with known encumbrances, if any (owner/Mortgagor name)	Reserve Price / EMD / Bid Increment
1	**Mr Dinesh Jajoria, Proprietor of M/s Karan Industries P**lant Address: Plot No 67, Khasra No 514 Basai Enclave Gurgaon – 122001 Email id – industries.karan@rediffmail.com Mob No. 9891904108. **a)** Mr Dinesh Jajoria, Proprietor of M/s Karan Industries b) Mrs Sunita Jajoria (Guarantor) **c)** Mrs Ratan Bai Jajoria (Guarantor) Registered Address: Main Pataudi Road, Kadipur Chowk Nearby Bikaner Sweets, Opp Gali No 1, Gurgaon – 122001.	**For Karan Industries: O/S** Rs. 1,15,58,728.55 Inclusive of interest up to 01.08.2025 + unapplied interest from 02.08.2025 **For Micron Toolings:** O/S Rs. 13,08,864.92 Inclusive of interest up to 01.08.2025 + unapplied interest from 02.08.2025	**Property 1.** All that part and parcel of Land and property belonging to Mr Dinesh Jajoria consisting of Property No. 143/20 Street no 7, Part of Khasra No. 229 admeasuring 200 Square Yard, situated in Hidayatpur Chhavani, Om Nagar, Gurgaon, Haryana. Boundaries of property are as under: North: House No. 142/200 South: Road 25' Wide, East: 15' Wide Gali, West: House No. 126/20, **CERSAI Security ID- 400009141785** Encumbrances: NIL as per bank record **Property 2** .All that part and parcel of Land and property belonging to Smt Ratan Bai Jajoria consisting Property No. 501/20 Street No. 7, Part of Khasra No. 1060 admeasuring 100 Sqaure Yard, situated in Om Nagar, Gurgaon, Haryana. Boundaries of property are as under: North: House No. 500/20 South: Other property of Mrs Ratan Bai, East: Gali No. 5 West: Other's Property **CERSAI Security ID- 400009141786** Encumbrances: NIL as per bank record	**Property 1. Reserve Price** Rs. 1,86,00,000 **EMD :** Rs. 18,60,000 **Bid Inc.:** Rs. 50,000.00 **Property 2 Reserve Price** Rs. 81,00,000 **EMD :** Rs. . 8,10,000 **Bid Inc.:** Rs. 50,000.00
	Email id – industries.karan@rediffmail.com Mob No. 9891904108 Mrs Ratan Bai Jajoria (Guarantor) **Current Address:** R/O 501/20 Street No 5, Om Nagar, Gurgaon – 122001. Mrs Sunita Jajoria (Guarantor) Current Address: R/O 501/20 Street No 5, Om Nagar, Gurgaon – 122001 Mrs Sunita Jajoria **Proprietor** of M/s Micron Toolings Plant Address: Khasra No 514, Basai Enclave Near Shringri Gas Agency Gurgaon – 122001 Email id – industries.karan@rediffmail.com Mob No. 9891904108 **a)** Mrs Sunita Jajoria Proprietor of M/s Micron Toolings **b)** Mr Dinesh Jajoria (Guarantor) **c)** Mrs Ratan Bai Jajoria **(Guarantor) Registered Address:** Plot No 357, First Floor, Sector 37 Pace City 2S Gurgaon – 122001 Email id – industries.karan@rediffmail.com Mob No. 9891904108 Mrs Ratan Bai Jajoria (Guarantor) Current Address: R/O 501/20 Street No 5, Om Nagar, Gurgaon – 122001 Mr Dinesh Jajoria (Guarantor) Current Address: R/O 501/20 Street No 5, Om Nagar, Gurgaon – 122001			
	Status of Possession/ (Symbolic /Physical) - **Symbolic** Property Inspection date & Time: During the office hours with prior appointment from Author