curitization and Reconstruction of Financial Assets and Enforcement of rest Act, 2002(54 of 2002) and in exercise of powers conferred under (2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 mand notice dated 01/05/2024 calling upon the Borrower/ Guarantor/ amely. Mr. Mukeshbhai Ramchandra Khatik (Borrower), Mrs. Minaben Gro. Borrower). Mr. Britischer S. Brainest (Guarantar). Co-Borrower), Mr. Brijkishor S. Prajapati (Guarantor) to repay the entioned in the notice being Rs. 11,79,252.03/- (Rupees Eleven Lakh ine Thousand Two Hundred Fifty Two and Three Paisa Only) with interest

berof the year 2024. rower/Guarantor/Mortgagor in particular and the public in general is hereby d not to deal with the property and any dealings with the property will be to the charge of the Union Bank of India, Bardoli Main Branch for an amount Rs. 11,79,252.03/- (Rupees Eleven Lakh Seventy Nine Thousand Two d Fifty Two and Three Paisa Only) as on 30/04/2024 in the said account

rwith costs and interest as aforesaid. rower's/Guarantor's/Mortgagor's attention is invited to the provision of sub (8) of the section 13 of the Act, in respect of time available, to redeem the assets

DESCRIPTION OF IMMOVABLE PROPERTY

Descrition of an University bearing residential House No.: 36 admeasuring at mt., situated in "Shree Villa Residency" constructed on non-agriculture land Revenue Survey No.: 329. Block No.: 343 admeasuring 10.13 sq. mtrs., within the limits of Moje: Tundi Block No.: 343 Survey No. Block No.: 343 Plot "Shree Villa Residency" B/h Saikrupa Residency, Moje: Tundi, Palsana, DI: ujarat and Surrounded By: North: Plot No.: 35. South. Plot No.: 37. East: Plot West. Society Road. Owned By Mr. Mukeshbhai Ramchandra Khatik

3/09/2024	Authorised Officer.
ardoll Main Branch	
	Union Bank of India.

6.22 ·····	VIP Road, Vesu Branch, Shop No. 30-35, Gokul Solitaire, VIP Road, Vesu, Surat-395007, E-mail : ubin0819310@unionbankofindia.bank
IAND NOTICE UND	ER SEC. 13 (2) OF SARFAESI ACT, 2002
130100003925	Date : 30/08/2024 Place : Surat

iara Sanjaybhai B. (Borrower) nisha Sanjaybhai Amipara (Co-Borrower) No. 419 and 420, Akshar Villa. Moje Shekhpur, Kamrej, Surat-394250 dbhai Dhirubhai Gediya

I, Tulsi Darshan Society, Yogi Chowk, Punagam, Surat-395006 am.

Enforcement of Security Interest Action Notice - In connection Credit facilities enjoyed by you with us - Classified as NPA on with the

to inform you that your account/accounts namely, **Mr. Amipara Sanjaybhai B.** Manisha Sanjaybhai Amipara have availed the following credit facilities from ch

of Facility	Account Number	Limit Sanctioned (in Rs.)	Existing ROI
using Loan	193130100003925	24,25,000/-	9.00%
e have to info	rm you that your acco	unt has been classified as N	PA account as

Ba-2024 pursuant to your default in making repayment of alment/interest. As on 29-08-2024, a sum of Rs. 31,58,075.23/- (Rupes he Lakh Fifty-Eight Thousand Seventy- Five and Twenty-Three Paisa only) ding in your account/accounts as shown below:

Particulars	Amount (in Rs.)	
Outstanding Balance as per certified extract from ledger showing balance as on date of NPA, i.e., 29-10-2023	30,86,720.23	
Jnapplied Interest	71,212.00	
Penal Interest	143.00	
Bank Charges	0.00	
Total (A+B+C+D)	31,58,075.23	
ess : Recovery	(0.00)	

fotal Outstanding amount payable as on 29-08-2024

 total outstanding amount payable as on 29-08-2024
 31,58,075.23

 our repeated demands, you have not discharged your liabilities in full. We do
 10 upon you in terms of section 13(2) of the Securitisation and Reconstruction al Assets and enforcement of Security Interest Act, 2002, to pay a sum of Rs.

 5.23 (Rupees Thirty One Lakh Fifty Eight Thousand Seventy-Five and tree Paisa only) as on 29-08-2024 together with interest at the contractual 30.08, 2024 as per the terms and conditions of loan documents executed by sicharge your liabilities in full WITHIN 60 DAYS from the date of receipt of this ing which, we shall be constrained to enforce the following securities created favour of the bank by exercising any or all of the rights given under the said

 31,58,075.23

TION OF THE SECURED ASSETS:

/08/2024

urat

ece And Parcel Of Immovable Property Of Plot No. 419 (As per KJP Block 086/419) and Plot No. 420 (As per KJP Block No. 280/1087/420) Total 2 ociety known as AKSHAR VILLA moje Gam Shekhpur, situated on the land S. No. 234,244 and 246, Block No. 280, Village : Shekhpur, Taluka . 5. No. 204,244 and 216, 5164 http://www.eos.anayout.iauka : ist : Surat. Owned By : Mr. Amipara Sanjaybhal B. Mrs. Manisha Sanjaybhai

note that if you fail to remit the dues within 60 days and if Bank exercises al note that if you rai to form the dues are not fully satisfied with the sale of is under this Act and if the dues are not fully satisfied with the sale of is of the secured assets, we shall be constrained to take appropriate legal to the activit of law/Debt Recovery Tributed for the sates of the sates is of the source associated and the source of the source of the appropriate legal against you in a court of law/Debt Recovery Tribunal for recovery of the

sec. 13 (13) of the Act, on receipt of this notice you are restrained from sec. 13 (13) of or dealing with the above securities except in the usual course of ng of or dealing with the access seconds accept in the usual course of s without the consent of the Bank. Please note any violation of this section

erious consequences. nd attention is invited to provisions of sub-section (8) of Section 13 of the nd attention is invited to provide the decord assets SI in respect of time available, to redeem the secured assets Yours Faithfully

Chief Manager, Authorized Officer



Baroda Gujarat Gramin Bank

Head Office: Vadodara

Regional Office - Bhuj, Nr. Shiv Krupa Nagar Gate, College Road, Bhuj-Kutch, Pincode-370001

E-AUCTION NOTICE

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 proviso 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). Guarantor(s) and Mortgager(s) that the below described immovable properties under the physical possession of Baroda Gujarat Gramin Bank (Erstwhile Dena Gujarat Gramin Bank) will be sold on "As is Where is" and "As is What is" by e-Auction to recover below mentioned secured loans, interest on loan, other expenses and charges E-auction will be conducted on 16-10-2024 on website https://www.bankeauctions.com during 14:00 hrs to 16:00 hrs

	and a state of the section was also in the section and in the section of the sect						
Sr.	Name & Address of Borrower(s) / Guarantor(s)	Total Demand due as per 13(2) – 60 days demand notice Rs.	Description of immovable property	Reserve price Rs. & EMD Rs.	Type of possession		
1.	 (1)Pranam Industries (2)Sagar Govind Rudani/Patel (Partner) (3)Govind Jivraj Rudani/Patel (Partner) (4) Narmadaben Govind Rudani/Patel (Partner) (5)Bharat Dana Patel (Guarantor) (6)Suresh Ravji Chopda (Guarantor) (7)Mohan Petha Patel (Guarantor) (8)Alpesh Pravin Dholu (Guarantor) 	₹ 7,70,65,907/- + further interest thereon + costs. other charges & expenses till date of payment, as per 13(2) notice dated 08-02-2017	Commercial Property of Pranam Industries at Plot No. 212, R. S. No. 870/paiki, GIDC, Bhuj, Kachchh - 370001 Land Area: 1187:50 Sq. Mtr. Built Up Area: 223.89 Sq. Mtr. (Building with boundary packed shed) Bounded by North - Plot No. 213, South - Plot No. 210 & 211, East - 14.00 Mtr. Road, West - Plot No. 209.	Rs. 60.00.000/-	Physical		

Last date to submit EMD and KYCs (PAN Card, AADHAR Card. Contact Number, current resident address, email Address) of bidders at Baroda Gujarat Gramin Bank, regional office or Sanskarnagar branch is 14-10-2024. Interested bidder can spot visit property on 11-10-2024 between 11:30 to 13:00 for inspection. For details terms & conditions of auction please refer our bank's website "https://bggb.in/e_auction.php" or contact Baroda Gujarat Gramin Bank Regional Office, Bhuj - 02832-225137/225138/221264 & Mo. No. 6358839653, Authorized Officer on 6357188651, Branch Manager – Sanskarnagar Branch on 6358839628. Statutory 15 days Sale notice under SARFAESI Act, 2002

Borrowers/ Guarantors/ Mortgagers are hereby informed by this notice to deposit. Demand amount with interest and other expenses till date of payment before last date of auction, failing which properties will be auctioned/ sale and if any amount remain due after auction/sale will be recovered with interest and other expenses Sd/-Authorised Officer, Baroda Gujarat Gramin Bank

Date : 24-09-2024, Place : Bhui

FEDERAL BANK

The Federal Bank Ltd., LCRD/Ahmedabad Division, Shop No. 101, First Floor, Central by Sangath IPL, Next to PVR Cinema Near Lake and Garden, Motera, Ahmedabad - 380005, E-mail: ahdlcrd@federalbank.co.in

(1). Smt. Jatandevi Chhitarram Choudhary W/o Chhitarram Choudhary, 503, Vrunda Vihar Palace, Antroli, Palsana, Surat, Gujarat – 394325, Shri. Shubham Chhitarram Chaudhary S/o Chhitarram Choudhary, 503, Vrunda Vihar Palace, Antroli, Palsana, Surat, Gujarat – 394325,
 Shri. Chhitarram Choudhary S/o Jetharam Choudhary, 503, Vrunda Vihar Palace, Antroli, Palsana, Surat, Gujarat – 394325.

Notice issued under section 13(2) of the Securitisation and Reconstruction of Finan cial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as Act)

The 1st of you as principal borrower along with 2st and 3st as Guarantors/Co-obligants/Mortgagors availed Federal Housing loan (FHS) with ber 22467300000861 of Rs. 12,65,000/- (Rupees Twelve Lakh Sixty Five Thousand Only) on 10.09.2018 and subsequently rescheduled/ restructured/ renewed on 02.07.2021 from The Federal Bank Limited a company registered under the Companies Act 2013 having registered office at Aliva (hereinather referred to as the bank) through its branch at Ten for purchasing residential flat after executing necessary security agreements / loan documents in favour of the Bank. Towards the security of the aforesaid credit facility availed from the Bank, 1^e and 2^e of you have created security interest in favour of the Bank by way of mortgage in respect of the following immovable property

DESCRIPTION OF MORTGAGED IMMOVABLE PROPERTY

All the piece and parcel of Flat No. 503, admeasuring super built up area 1023.00 sq. feet i.e. equivalent to 95.07 sq. meters and built up area 574.00 Sq feet i.e. equivalent to 53.34 sq. meters on the 5" Floor, together with undivided proportionate share in the land underneath the building, with all appurtenances pertaining thereto; of the housing complex know and named as Vrunda Vihar Palace'; situated on the land bearing Plot Nos. 86, 87, 88 and 89 of the society known and named as Ramnagar; situated on the land bearing Rev. Survey No. 1 to 3, 5, 7, 11 to 15, its Block No. 1 of Moje Village - Antroli, Taluka - Palsana, District - Surat. Bounded by :-East : Adj. Flat No. 504, West : Adj. Road, North : Adj. Plot No. 90, South : Adj. Flat No. 502.

The aforesaid mortgaged security property is hereinafter referred to as 'secured asset'. You have defaulted repayment of the above The atoresaid mortgaged security property is hereinatter referred to as 'secured asset'. Tou nave defaulted repayment of the above-secured debt in violation of the agreed terms and the account became Non Performing Asset as on 03.08.2024, as per the guideline of RB). The undersigned being Authorised Officer of the Federal Bank Ltd. hereby informs you that a sum of Rs. 10.94,866.32 (Rupees Ten Lakh Ninety Four Thousand Eight Hundred and Sixty Six paise Thirty Two Only) is due from you jointly and severally as on 05.08.2024 under your FHS loan maintained with Ten branch of the Bank. As such, the Bank as a secured creditor as envisaged under section 2(zd) of the Act https://doi.org/10.1000/jointly.com/action/ you resident maintained with remarker of the bails. As such, the bails as a solution of the said amount with further interest @10.90% per annum hereby call upon you, as contemplated under Sec.13 (2) of the said Act, to pay the said amount with further interest @10.90% per annum hereby call upon you, as contemplated under Sec. 13 (2) or the Said Act, to year the said encount what has interest ((10.30%) per annum in your FHS loan with monthly rests along with additional/penal charges and costs from 05.08.2024 from you jointly and severally, till the date of payment and costs within 60 days from the date of this notice, failing which the Bank as a secured creditor shall be constrained, without prejudice to any of its other rights and remedies, to take, without any further notice, the following recourse measures prescribed under section 13(4) of the Act against you.

under section 13191 or the Act against you. • To take possession of the secured assets described above and transfer the said assets by way of lease, assignment or sale for realising

 To take over the management of the secured assets and transfer them by way of lease, assignment or sale for realising the dues.
 To appoint any person to manage the secured assets the possession of which has been taken over by the bank.
 To require at any time by notice in writing, to any person who has acquired any of the secured assets from you and from whom any property due to you to save to be bank. money is due or may become due to you, to pay to the bank. You are also put on notice that as per section 13(13) of the Act, you shall not after receipt of this notice transfer by way of sale, lease or the use per section is a per section is

its prior written consent. Tap nor written consent. You are also put on notice that Section 13(6) of the Act empowers the bank to give a valid title to the transferee all rights in, or in relation to,

the secured asset transferred as if the transfer had been made by the owner of such secured asset. Please be informed that in the event of your failure to discharge your liability in full within 60 days from the date of this notice and the bank initiates remedial actions under the provisions of the Act, you shall further be liable to pay to the bank all cost, charges and expenses incurred in that connection. Your attention is also invited to the provisions of section 13 (8) of the Act, in respect of time available, to redeem the secured assets (security properties). In case the dues are not fully satisfied with the sale proceeds of the secured assets, the bank shall proceed against you for the recovery of

This notice is issued without prejudice to the other rights and remedies available to the bank for recovering its dues. Dated this the day 13" of August 2024.

Authorised Officer, The Federal Bank Ltd

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