

 <b>Asset Reconstruction Company (India) Ltd. (Arcil)</b> CIN-U65999MH2002PLC134884   Website: <a href="https://auction.arcil.co.in">https://auction.arcil.co.in</a> Acting in its capacity as Trustee of various Arcil Trusts Arcil Office : The Ruby, 10th floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai - 400 028. Branch Office : 1G, 1st Floor, Century Plaza, No.560-562, Anna Salai, Teynampet, Chennai – 600018.										
<b>PUBLIC NOTICE FOR SALE THROUGH ONLINE E-AUCTION IN EXERCISE OF THE POWERS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (SARFAESI ACT) READ WITH RULES 6, 8 &amp; 9 OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002</b> Notice is hereby given to the public in general and to the Borrower (s) / Guarantor (s) / Mortgagor (s), in particular, that the below described immovable properties mortgaged/charged to the Asset Reconstruction Company (India) Limited, acting in its capacity as Trustee of various Arcil Trusts ("ARCIL") (pursuant to the assignment of financial asset vide registered Assignment Agreements), will be sold on "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" by way of online e-auction, for recovery of outstanding dues together with further interest, charges and costs etc., as detailed below in terms of the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rules 6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002 ("Rules").										
Sr. No.	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date & Time of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
1	Mr. Vishal B. Udawant [Borrower] / Aarti Vishal Udawant [Co-Borrower]	NHSHR0000083 6616 / NHSHR00 001248410	Arcil-Retail Loan Portfolio-074-A-Trust, ICICI Home Finance Company Ltd.	NHSHR0 00008366 16 of Rs.20,74.6 35.98/- & NHSHR0 00012484 10 of Rs.14,99.5 32.82/- respectively as on 21/06/2023 + further Interest thereon + Legal Expenses	Physical possession on 05/10/2024	Will be arranged on request	Freehold / (Admeasuring Area carpet – 471 sqft, built up – 612 sqft	Rs. 1,15,000/- (One Lakh Fifteen Thousand)	Rs. 11,50,000/- (Rupees – Eleven Lakhs Fifty Thousand)	On 03-07-2026 at 03:15 PM
<b>Description of the Secured Asset being auctioned:</b> Property Owned By Mr. Vishal B. Udawant/ Aarti Vishal Udawant, All That Piece And Parcel Of The Property Flat No 304 Third Floor, 'Chrishh Pride' Javen Colony (Raj Land), Plot No-5, S.No-390/1, CTS No-7385, Talegaon Dabhade, Tal-Maval, District-Pune, Maharashtra, Pincode:410506. (Admeasuring Area carpet – 471 sqft, built up – 612 sqft)										
<b>Pending Litigations known to ARCIL</b> Nil <b>Encumbrances/Dues known to ARCIL</b> Nil										
<b>Last Date for submission of Bid</b> Same day 2 hours before Auction <b>Bid Increment amount:</b> 5000/- <b>As mentioned in the BID document</b>										
<b>Demand Draft to be made in name of:</b> Arcil-Retail Loan Portfolio-074-A-Trust <b>Payable at:</b> Pune										
<b>RTGS details</b> Account No - 5750000976930, Bank Name - HDFC Bank, IFSC - HDFC0000542, Branch Name: Kamala Mills Compound, Senapati Bapat Marg, Lower Parel, Mumbai.										
<b>Name of Contact person &amp; number</b> Aniket Chavan : 7039715706, Pritam Sawarkar : 9529310785, Amit Hate : 7066009350, Vijay Shinde : 9765408509, Suresh Nanaware : 7020291637										
Sr. No.	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date & Time of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
2	Abasaheb Madhavra O Patil (Borrower) & Seema Abasaheb Patil (Co-Borrower)	H573HLD014137 4 & H573HLT015372 6 / Bajaj Housing Finance Limited (BHFL)	Arcil-Retail Loan Portfolio-042-E-Trust	Rs 27,14,698/- (Rupees Twenty Seven Lacs Fourteen Thousands Six Hundred Ninety- Eight only) as on 02-05-2022 + further Interest thereon + Legal Expenses	Physical on 23-02-2024	Will be arranged on request	Freehold / Area admeasuring (426.31 Square Feet I.E. 39.62 Square Meters)	Rs. 1,15,000/- (One Lakh Fifteen Thousand)	Rs. 11,50,000/- (Rupees – Eleven Lakhs Fifty Thousand)	On 03-07-2026 at 04:15 PM
<b>Description of the Secured Asset being auctioned:</b> Property Owned By : Abasaheb Madhavra Patil/ Seema Abasaheb Patil All that piece and parcel of : Flat No 12, Third Floor, Wing -A, Ghatage Apartment, C.T. S.No-461, 462, 463/1 & amp; 463/3, At Post - Kasbe Saswad Taluka- Purandar, District, Pune 412301 Maharashtra Immoveable property admeasuring Area: (426.31 Square Feet i.e. 39.62 Square Meters)										
<b>Pending Litigations known to ARCIL</b> Nil <b>Encumbrances/Dues known to ARCIL</b> Nil										
<b>Last Date for submission of Bid</b> Same day 2 hours before Auction <b>Bid Increment amount:</b> 5000/- <b>As mentioned in the BID document</b>										
<b>Demand Draft to be made in name of:</b> Arcil- Retail Loan Portfolio- 042-E- Trust <b>Payable at:</b> Pune										
<b>RTGS details</b> Account no 5750000729860, Bank Name HDFC, IFSC : HDFC0000542, Branch Name: Kamala Mills Compound, Senapati Bapat Marg, Lower Parel, Mumbai.										
<b>Name of Contact person &amp; number</b> Aniket Chavan : 7039715706, Pritam Sawarkar : 9529310785, Amit Hate : 7066009350, Vijay Shinde : 9765408509, Suresh Nanaware : 7020291637										
Sr. No.	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date & Time of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
3	Borrower: Mr. Bhaskar Vilasrao Jedhedeshmukh & Mrs. Darshana Bhaskar Jedhedeshmukh	NHBMT0000125 0546 / NHBMT0000126 3524	Arcil-Retail Loan Portfolio-074-B-Trust	Rs. 2,11,70,080.11/- (Rupees: Two Crore Eleven Lakhs Seventy Thousand Eighty & Paise Ten Only) as on 23/06/2023 + further Interest thereon + Legal Expenses	Physical on 06-12-2023	Will be arranged on request	Freehold / Area- 158.22 Square Meters Built Up ie 133.94 Square Meters Carpet) Second Floor & (Admeasuring 158.22 Square Meters Built Up ie 133.94 Square Meters Carpet) Entire Third Floor	Rs. 11,72,500/- (Eleven Lakh Seventy- Two Thousand & Five Hundred)	Rs. 1,17,25,000/- (Rupees – One Crore Seventeen Lakhs Twenty-Five Thousand)	03-07-2026 at 05:15 PM
<b>Description of the Secured Asset Being Auctioned:</b> Property Owned By : Mr. Bhaskar Vilasrao Jedhedeshmukh & Mrs. Darshana Bhaskar Jedhedeshmukh Entire Second Floor & Entire Third Floor, In Building Namely Mukti Township Commercial Complex, Constructed Upon Revised Amenity Space, Plot No. 2, As Per Revised Layout Of Survey No.1312/A/3, Plot No 4, Amenity Space No. 2, Within Limit Of Municipal Council, Baramati, Dist Pune, Pin Code: 413102, Maharashtra (Admeasuring 158.22 Square Meters Built Up ie 133.94 Square Meters Carpet) Second Floor & (Admeasuring 158.22 Square Meters Built Up ie 133.94 Square Meters Carpet) Entire Third Floor										
<b>Pending Litigations known to ARCIL</b> Nil <b>Encumbrances/Dues known to ARCIL</b> Nil										
<b>Last Date for submission of Bid</b> Same day 2 hours before Auction <b>Bid Increment amount:</b> 30000/- <b>As mentioned in the BID document</b>										
<b>Demand Draft to be made in name of:</b> Arcil-Retail Loan Portfolio-074-B-Trust <b>Payable at:</b> Pune										
<b>RTGS details</b> Account no 57500001069862, Bank Name HDFC, IFSC : HDFC0000542, Branch Name: Kamala Mills Compound, Senapati Bapat Marg, Lower Parel Mumbai.										
<b>Name of Contact person &amp; number</b> Aniket Chavan : 7039715706, Pritam Sawarkar : 9529310785, Amit Hate : 7066009350, Vijay Shinde : 9765408509, Suresh Nanaware : 7020291637										
<b>Terms and Conditions :</b> 1. The Auction Sale is being conducted through e-auction through the website <a href="https://auction.arcil.co.in">https://auction.arcil.co.in</a> and as per the Terms and Conditions of the Bid Document, and as per the procedure set out therein. 2. The Authorised Officer ("AO")/ARCIL shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc. 3. At any stage of the auction, the AO may accept/reject/modify/cancel the bid/offer or post-poned the Auction without assigning any reason thereof and without any prior notice. 4. The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, applicable GST on the purchase consideration, stamp duty, registration fees, etc. that is required to be paid in order to get the secured asset conveyed/delivered in his/her/its favour as per the applicable law. 5. The intending bidders should make their own independent enquiries/ due diligence regarding encumbrances, title of secured asset and claims/rights/dues affecting the secured assets, including statutory dues, etc., prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of ARCIL. The Authorized Officer of ARCIL shall not be responsible in any way for any third-party claims/rights/dues. 6. The particulars specified in the auction notice published in the newspaper have been stated to the best of the information of the undersigned; however undersigned shall not be responsible / liable for any error, misstatement or omission. 7. The Borrower/ Guarantors/ Mortgagors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rules 8 and 9 of the Security Interest (Enforcement) Rules, about the holding of the above mentioned auction sale. 8. In the event, the auction scheduled hereinabove fails for any reason whatsoever, ARCIL has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Rules and the Act.										
<b>Place : Pune</b> <b>Date : 02.06.2026</b>										
<b>Sd/-</b> <b>Authorized Officer,</b> <b>Asset Reconstruction Company (India) Ltd.</b>										