



## Asset Reconstruction Company (India) Ltd.,

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 Address: - A-409, ATMA House Near Fadia Chambers (Times of India), Opp La Gajjar (Old RBI Building), Ashram Road, Ahmedabad - 380 009, Gujarat. Website: <https://auction.arcil.co.in>; CIN-U65999MH2002PLC134884

### 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 & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

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 property/ies 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 of 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").

| Sl. No. | Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgagor/s | LAN No. & Selling Bank                                                     | Trust Name                              | Outstanding amount as per SARFAESI Notice dated | Possession type and date  | Date of Inspection | Type of Property and Area/ Nature of Property | Type of Mortgage | Earnest Money Deposit (EMD) | Reserve Price | Date & Time of E-Auction |
|---------|------------------------------------------------------------------|----------------------------------------------------------------------------|-----------------------------------------|-------------------------------------------------|---------------------------|--------------------|-----------------------------------------------|------------------|-----------------------------|---------------|--------------------------|
| 1.      | Jitendra Shibaprasad Meher / Babita Meher                        | LAN:428HSLED469 598 / 428TSHED5 62386 Bajaj Housing Finance Limited (BHFL) | Arcil-Retail Loan Portfolio-042-E-Trust | Rs. 17,27,849.82/- as on 11-09-2022             | Physical as on 16-05-2023 | 28-10-2026         | House/ Land: 35.40 Sq.Mtrs                    | Equitable        | Rs.45,000/-                 | Rs.4,50,000/- | 16.11.2026 3.15 PM       |

Description of the Secured Asset being auctioned: Property owned by Jitendra Shibaprasad Meher / Babita Meher

All That Piece And Parcel Of Plot No 100 Admsg. 52.80 Sq.Mtrs. Along With 35.40 Sq.Mtrs. Undivided Share In The Land Of Road And C.O.P. Totally Admsg. 88.40 Sq.Mtrs. In Mahadev Residency Situated At Revenue Survey No. 337/2, Block No 279 (279/160) Admsg. 1-68-96 Sq.Mtrs. Of Moje Village Kareli Tal. Olpad Dist. Surat.

|                                     |                                                                                                                                                             |                                  |                                  |
|-------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|----------------------------------|
| Pending Litigations known to ARCIL  | Not Known                                                                                                                                                   | Encumbrances/Dues known to ARCIL | Not Known                        |
| Last Date for submission of Bid     | Two Hours before time of E-auction                                                                                                                          | Bid Increment amount:            | As mentioned in the BID document |
| Demand Draft to be made in name of: | Arcil-Retail Loan Portfolio-042-E-Trust                                                                                                                     | Payable at :                     | Ahmedabad / Par                  |
| RTGS details                        | Account No.: 57500000729860 Bank Name: HDFC Bank, IFSC Code : HDFC0000542, Branch Address : KAMALA MILLS COMPOUND, SENAPATI BAPAT MARG, LOWER PAREL-400013  |                                  |                                  |
| Name of Contact person & number     | Iqbal Alam - 9958195453 (iqbal.alam@arcil.co.in), Piyush Gupta - 96876 57072 (piyush.gupta@arcil.co.in), Ankit Barot - 9033099456 (ankit.barot@arcil.co.in) |                                  |                                  |

| Sl. No. | Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgagor/s     | LAN No. & Selling Bank           | Trust Name                | Outstanding amount as per SARFAESI Notice dated | Possession type and date | Date of Inspection | Type of Property and Area/ Nature of Property  | Type of Mortgage | Earnest Money Deposit (EMD) | Reserve Price | Date & Time of E-Auction |
|---------|----------------------------------------------------------------------|----------------------------------|---------------------------|-------------------------------------------------|--------------------------|--------------------|------------------------------------------------|------------------|-----------------------------|---------------|--------------------------|
| 2.      | Timirkumar Manoranjanbhai Satpathy / Pushpashree Timirkumar Satpathy | LAN: 20003030019245 Bandhan Bank | Arcil - 2024C - 003-Trust | Rs.13,25,737.88 as on 12-09-2022                | Physical on 17-09-2023   | 28-10-2026         | House/ Land: Super Built Up Area as 35 sq mtrs | Registered       | Rs.45,000/-                 | Rs.4,50,000/- | 17.11.2026 2.00 PM       |

Description of the Secured Asset being auctioned: Owned by Timirkumar Manoranjanbhai Satpathy & Mrs.Pushpashree Timirkumar Satpathy

All that piece and parcel of the Row House admeasuring the Super Built Up Area as 35 sq.mtrs situated at, Survey No 337/2, Block No 279, After Re Survey New Block No.279/81, Plot no 81, Madhav Residency, Sayan Sugar Factory Road Kareli Olpad, Dist Surat-39413 and same bounded as under: On or towards East: Plot No 101, On or towards West: Soc Road, On or towards North: Plot No 82, On or towards South: Soc Boundry

|                                     |                                                                                                                                                             |                                  |                                  |
|-------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|----------------------------------|
| Pending Litigations known to ARCIL  | Not Known                                                                                                                                                   | Encumbrances/Dues known to ARCIL | Not Known                        |
| Last Date for submission of Bid     | Two Hours before time of E-auction                                                                                                                          | Bid Increment amount:            | As mentioned in the BID document |
| Demand Draft to be made in name of: | Arcil - 2024C - 003-Trust                                                                                                                                   | Payable at :                     | Ahmedabad / Par                  |
| RTGS details                        | Account No.: 57500001411165 Bank Name: HDFC Bank, IFSC Code : HDFC0000542, Branch Address : KAMALA MILLS COMPOUND, SENAPATI BAPAT MARG, LOWER PAREL-400013  |                                  |                                  |
| Name of Contact person & number     | Iqbal Alam - 9958195453 (iqbal.alam@arcil.co.in), Piyush Gupta - 96876 57072 (piyush.gupta@arcil.co.in), Ankit Barot - 9033099456 (ankit.barot@arcil.co.in) |                                  |                                  |

#### Terms and Conditions:

- The Auction Sale is being conducted through e-auction through the website <https://auction.arcil.co.in> and as per the Terms and Conditions of the Bid Document, and as per the procedure set out therein.
- The Authorized Officer ("AO") ARCIL shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
- At any stage of the auction, the AO may accept/reject/modify/cancel the bid/offer or post-pone the Auction without assigning any reason thereof and without any prior notice.
- The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, applicable GST on the purchase consideration, stamp duty, registration fees, mortgage fee in case of unregistered mortgage, 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.
- 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.
- 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.
- 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.
- 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.

Place: Gujarat,  
Date: 15-10-2026

Sd/- Authorised Officer  
Asset Reconstruction Company (India) Ltd.,