

PUBLIC NOTICE-AUCTION CUM SALE OF PROPERTIES

Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation 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 Borrowers and Guarantors that the below described immovable properties mortgaged/charged to the Secured Creditor, the symbolic possession of which has been taken by the Authorised Officer of Asset Reconstruction Company India Ltd (Arcil) an Asset Reconstruction Company registered with Reserve Bank of India under the provisions of the SARFAESI Act, 2002. Arcil has acquired from the banks / financial institutions mentioned below the financial assets and has acquired the rights of the Secured Creditor. The assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis as per the brief particulars given hereunder as per below mentioned schedule:

Sl. No	Loan Account Number/Name of Bank	Name of original borrower/co borrower/guarantor	Trust name	Type & Size of the Property in Sq. Ft.	Total dues outstanding (in crore) in INR as on 18/09/2023	Earnest money Deposit (EMD) in INR as on 10%	Reserve Price (Rs.) in INR	Date of Inspection	Date and Time of Auction	Type of possession	
1	WSURA 0000493 Manappuram Home Finance Ltd.	Mr. Ashok Namdev Katyare & Mrs. Sukanya Ashok Katyare	ARCIL-Retail Loan Portfolio-087-A-TRUST	421.25 (Built up)	Rs. 18,69,622.62/-	Rs. 90,000/-	Rs. 9,00,000/-	27-09-2023	25-10-2023 11:30 am	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of PLOT NO 67 DHAMA BHAKTI RESIDENCY JOLWA PALSANA, P.O BAGUMARA, SURAT, GUJARAT 394305 Admeasuring Area : Total 421.25 Sq.Ft. bounded by: On the North by: Internal Road, On the South by: Plot No. 66, On the East by: Society Road, On the West by: Adj. Property.											
2	PU90PU LONS0 00005003868 Manappuram Home Finance Ltd.	Mr. Bharatkumar Laljibhai Poriya & Gitaben Bharatkumar Poriya & Jigneshkumar Bharatbhai Parmar	ARCIL-Retail Loan Portfolio-087-A-TRUST	566.94 Sq.ft (Built up)	Rs. 12,72,168.66/-	Rs. 40,000/-	Rs. 4,00,000/-	27-09-2023	25-10-2023 12:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of FLAT NO 201, 2ND FLOOR., HET DARSHAN APARTMENT, BH RANDAL MATA MANDIR, MOJE SAYAN, TAL OLPAD, SURAT-394130, GUJARAT, INDIA Admeasuring Area : Total 566.94 Sq.Ft. bounded by: On the North by: Passage, Stair & Flat No. 205, On the South by: Open other Plot, On the East by: Flat No.202, On the West by: Open Plot..											
3	PU90PU LONS 00000 5003176 Manappuram Home Finance Ltd.	Mr. Chiragkumar Dhirubhai Bhatiya, Mr. Sagarbhai Dhirubhai Bhatiya & Ashishbhai Valjibhai Godhani	ARCIL-Retail Loan Portfolio-087-A-TRUST	730 Sq.ft (Built up)	Rs. 40,28,341.51/-	Rs. 50,000/-	Rs. 5,00,000/-	27-09-2023	25-10-2023 12:30 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of PLOT NO 81 SHILALEKH RESIDENCY, NR PEARL CITY KOSAMBA HANSOT ROAD, MOJE UTIYADARA, TAL ANKLESHWAR, DIST BHARUCH, Surat-394120, Gujarat, INDIA Admeasuring Area : Total 730 Sq.Ft. bounded by: On the North by: Society Internal Road, On the South by: Other Plot, On the East by: Plot No.82, On the West by: Plot No. 80.											
4	VVAD00 002864 Manappuram Home Finance Ltd.	Jayesh R Solanki, Jayminiben Jayeshbhai Solanki & Jayantibhai S Solanki	ARCIL-Retail Loan Portfolio-087-A-TRUST	625 sq.ft. (Built up)	Rs. 12,35,076.62/-	Rs. 1,00,000/-	Rs. 10,00,000/-	27-09-2023	25-10-2023 1:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property Consisting Of Tower B, Flat No 507 Of Ship Greens, R.s.no. 89, T.p. Scheme No.1 Sayali Township Road, New Vip Road, Surya Nagar, Char Rasta Vadodara-390022, Gujarat Admeasuring Area : Total 625 Sq.Ft. Bounded By: On The North By:flat No B-508, On The South By:open Sky, On The East By:common Passage & Open Sky, On The West By: Open Sky.											
5	PU90PU LONS 000005002181 Manappuram Home Finance Ltd.	Mr. Mukesh Rampribhai Maddheshiya, Mrs. Ushadeviben Maddheshiya & Vijaykumar Ramevkbhai Madeshiya	ARCIL-Retail Loan Portfolio-087-A-TRUST	235.00 sq.ft (Built up)	Rs. 14,72,845.34/-	Rs. 50,000/-	Rs. 5,00,000/-	27-09-2023	25-10-2023 2:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of Plot No A-75 Nilkanth Villa Survey No 348 Paiki 350/2, 351 Block No 327/A Near Takshshila School Opp Ranchod Nagar Kim Kosamba Road Surat Gujarat 394120 Admeasuring Area : Total 235 Sq.Ft. bounded by: On the North by:Plot No.74, On the South by:Plot No.76, On the East by: Society Internal Road, On the West by:Other property.											
6	PU90P ULONS 000005004465 Manappuram Home Finance Ltd.	Mr. Ravindrakumar Ramchandra Gupta & Mrs. Jashodaben Badriprasad Gupta	ARCIL-Retail Loan Portfolio-087-A-TRUST	255.21 Sq. ft (Built up)	Rs. 15,04,341.26/-	Rs. 55,500/-	Rs. 5,55,000/-	27-09-2023	25-10-2023 2:30 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of Residential Row House Plot No. 63 situated in Shiv Shakti Residency, Takshshila School, Kim-Kosamba Road, Moje-Kunvarda, Tal. Kosamba, SURAT, Surat, Gujarat, INDIA, 394120 Admeasuring Area : Total 255.21 Sq.Ft. bounded by: On the North by: Plot No. 64, On the South by: Plot No. 62, On the East by: Society Road, On the West by: Plot No. 68.											
7	WSURA0 003701 Manappuram Home Finance Ltd.	Vinodkumar Sheshmani Vishwakarma, Reetaben V Vishwakarma	ARCIL-Retail Loan Portfolio-087-A-TRUST	177.00 Sq.ft (Built up)	Rs. 12,46,609.31/-	Rs. 60,000/-	Rs. 6,00,000/-	27-09-2023	25-10-2023 3:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of PLOT NO 109 SHIVDHARA RESIDENCY 2, NEAR GARDEN CITY, KADODARA, BARDOLI ROAD, JOLVA SURAT-394327, Gujarat, INDIA Admeasuring Area : Total 177Sq.Ft. bounded by: On the North by:Plot No.108, On the South by:Plot No.B/109, On the East by: Adj. Property, On the West by:Society Internal Road											
8	PU90PU LONS 000005005881 Manappuram Home Finance Ltd.	Navghanbhai Rupabhi Bhavvad, Kashiben Navghanbhai Bhavvad, Govind Devabhai Jogarana	ARCIL-Retail Loan Portfolio-087-A-TRUST	519.06 sq. ft (Built up)	Rs. 7,54,741.69/-	Rs. 83,050/-	Rs. 8,30,500/-	27-09-2023	25-10-2023 3:30 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of Plot No AB/96, Savengreen city, Vill Karavel Ankleshwar, bharch, P.O ANKLESHWAR S.O. BHARUCH, GUJARAT, Pin:393001 Admeasuring Area : Total 519.06 Sq.Ft. bounded by: On the North by: Open Plot, On the South by: Road, On the East by: Plot No. B/95, On the West by: Open Plot											
9	PU90PULONS 000005004588 Manappuram Home Finance Ltd.	Chetanaben Chetanbhai Parmar, Chetanbhai Parmar & Vaishaliben Solanki	ARCIL-Retail Loan Portfolio-087-A-TRUST	322 sq. ft. (Built up)	Rs. 5,89,549.99/-	Rs. 67,050/-	Rs. 6,70,500/-	27-09-2023	25-10-2023 4:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property consisting of TIKKA NO. 24, R.S. NO. 9/1/B FLAT NO. 203, RAJDIP APARTMENT, BAKARVADI MOUJE VADI, VADODARA, GUJARAT - 390001 Admeasuring Area : Total 322 Sq.Ft. bounded by: On the North by: Passage of Apartment, On the South by: open space of apartment, On the East by: Flat No 202, On the West by: Flat No 204.											
10.	PU90PU LONS000 005002306 Manappuram Home Finance Ltd.	Sureshbhai Bhanjibhai Vaghela, Virenbhai Sureshbhai Vaghela, Kanchanben Sureshbhai Vaghela, Shinagala Manisha	ARCIL-Retail Loan Portfolio-087-A-TRUST	502 Sq.ft (Built up)	Rs. 11,85,249.40/-	Rs. 1,10,537.5/-	Rs. 11,05,375/-	27-09-2023	30-10-2023 12:00 pm	Physical Possession	
Secured Property Address : All That Part And Parcel Of The Property Consisting Of Cs No.3065, Kasturba Valmiki Harijan Vas, Valmiki Nagar -2, St No.3, Opp. Ramapir Temple, New Thorada Rajkot , Rajkot Raiya Road-360003, Gujarat, India Admeasuring Area : Total 502 Sq.ft. Bounded By: On The North By:property Owned By Other Person, On The South By:road, On The East By: Road, On The West By: Road											
11.	16100002331 SELLING BANK - Muthoot Housing Finance Company Limited (MHFCL)	1. Durgacharana Tripathy 2. Sandhyarani Durgacharana Tripathy	ARCIL-Retail Loan Portfolio-086-A-TRUST	37.28 Sq. Mt. (Carpet area)	Rs. 12,85,570.58/- as on 21-September-2023	Rs. 85,600/-	Rs. 8,56,000/-	29-09-2023	13-10-2023 2:00 pm	Physical Possession	
Secured Property Address : Survey No 458 459 460 Tp No 47 Flat No 302 3Rd Floor Dhanaxmi Nr Ranchhod Temple Bhestan Village Surat Gujarat 395003 India											
12.	16100 007765 & 161000 76144 SELLING BANK - Muthoot Housing Finance Company Limited (MHFCL)	1. Krishna Gopal Nandlal Sharma 2. Manju Nandlal Sharma	ARCIL-Retail Loan Portfolio-086-A-TRUST	50.63 Sq. Mt. (Built up)	Rs. 9,23,930.26/- & Rs. 2,73,729.14/-	Rs. 63,000/-	Rs. 6,30,000/-	29-09-2023	13-10-2023 2:30 pm	Physical Possession	
Secured Property Address : Flat No E 402, E Wing, Sashiroop Home Apt. 4Th Floor, Nr Bhestan Railway Crossing Surat, Na, Surat, Gujarat, 395023 Bounded By: North: Flat No. 401, South: Open Space, East: Open Space, West: Passage											
Important Information regarding Auction Process											
1	Auction Date : 25-10-2023	As prescribed herein above				4	Contact Persons with Phone Nos.	Shallesh Gaikwad: 9867929121 Piyush Gupta: 794030 6301 Almas Kagzi: 9924541228 Jitendra Sawant: 963822011(Surat) Manishbhai Parmar: 9714012002 (Ankleshwar) Deepak Garge: 9825503199 (Vadodara) For Sr No - 11 & 12:- Vimal R Gandhi -9924141996			
2	Place for Submission of Bids and Place of Auction	610, Sun Square, Near Hotel Regenta Central, Off C. G. Road, Navrangpura, Ahmedabad - 380 006, Gujarat.				5	Last date for Submission of EMD	Same day 2 hours before Auction			
Bids can be submitted online / in person depending upon the COVID situation in Branch locality. E-mail ID's: shallesh.gaikwad@arcil.co.in, piyush.gupta@arcil.co.in, almas.kagzi@arcil.co.in, fsurat@manappuramhomefin.com (SURAT) bmanishbhai@manappuramhomefin.com (ANKLESHWAR), bmvadodara@manappuramhomefin.com (VADODARA) For Sr No - 11 & 12:- authorised.officer@muthoot.com						6	All payments including EMD to be made by way of Demand Draft payable at:	Ahmedabad			
						7	Name in whose favour Demand Drafts to be drawn	The name as shown in Trust Column against each property			
3	Web-Site For Auction	www.arcil.co.in				8	Time of Inspection :	10:00 am - 05:00 pm (Note: Date & Time of Inspection may be changed in view of COVID-19 situation)			

**A bidder may, on his own choice, avail the facility of online participation in the auction by making application in prescribed format which is available along with the offer/tender document on the website address mentioned herein above. Online bidding will take place at website of organisation as mentioned herein above, and shall be subject to the terms and conditions contained in the tender document. The Tender Document and detailed Terms & Conditions for the Auction may be downloaded from our website www.arcil.co.in or the same may also be collected from the concerned Branch office of Arcil as stated above. Please note that sale shall be subject to the terms and conditions as stated in the Bid Document. Sale is strictly subject to terms and conditions incorporated in this advertisement and the prescribed Bid/Tender Document. The Authorized Officer reserves the right to reject any/all bids without assigning any reason. This notice is also to be treated as a notice under Rule 8 and 9 of the Security Interest Enforcement Rules, 2002.

Place : Ahmedabad
Date: 25.09.2023

Sd/- Authorized Officer,
Asset Reconstruction Company (India) Limited

ASSET RECONSTRUCTION COMPANY (INDIA) LTD. CIN No.: U6599MH2002PLC134884
Registered Office: The Ruby, 10th Floor, 29 Senapati Bapat Marg, Dadar (West), Mumbai - 400 028 Tel: + 91 2266581300
Website: www.arcil.co.in; Branch Office: 610, Sun Square, Near Hotel Regenta Central, Off C. G. Road, Navrangpura, Ahmedabad - 380 006, Gujarat.

