

RELIGARE FINVEST LIMITED

Corporate Office at 9th Floor Paras Twin Towers, Tower B Sector- 54, Golf Course Road, Gurgaon-122002



Office at 2nd floor Rajlok Building, 24 Nehru Place New Delhi-110019

AUCTION/ SALE NOTICE

Notice is hereby given for conducting Auction sale under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (SARFAESI ACT) and Rules 8(6) & 9 of the Security Interest (Enforcement) Rules 2002 of the immovable properties, mortgaged to the **M/s Religare Finvest limited** (hereinafter referred to as the "Secured Creditor". Whereas the below mentioned borrower failed to repay the loan amounts to the Secured Creditor, within 60 days from the date of the notice dated **19/08/2016** issued by its authorized officer under section 13(2) of the SARFAESI ACT 2002.

WHEREAS the Secured Creditor has pursuant to the powers vested in it through its authorized officer taken the physical possession of the mortgaged property as mentioned below on 26/03/2018 under the provisions of Rule 8(1) of the Security Interest (Enforcement) Rules 2002 and under the provisions of section 13 (4) read with section 14 of the SARFAESI ACT 2002 and in exercise of the powers conferred there under.

Notice regarding taking of such possession under the provisions of section 13 (4) was published in the News Papers in "The Free Press Journal & Navshakti (English & Marathi) editions on dated **28/03/2018** under Rule 8(2) of the Security Interest (Enforcement) Rules 2002.

WHEREAS even thereafter the borrower has failed to repay the aforesaid loan amount to the Secured Creditor, the authorized officer of the Secured Creditor has decided to sell the scheduled property "AS IS WHERE IS", "AS IS WHAT IS" and "WHATEVER THERE IS" basis through the process of "INVITING BIDS CUM AUCTION" in a sealed cover for the below mentioned property from the intending buyers on the following terms and conditions:

BORROWER'S NAME & ADDRESS: 1. Talwalkars Fitness Solutions Pvt Ltd 2. Talwalkars Gymnasium 3. Mr. Rahul Bhaskar Talwalkar 4. Mr. Rohit Bhaskar Talwalkar No. 3 & 4, R/at: 203-Tower-10 Zone Laxmi Singh Street, Behind Telephone Exchange, Off S.V. Road, Goregaon West Mumbai 400062 5. Mr. Bhaskar Vishnu Talwalkar 201-Tower-10 Zone Laxmi Singh Street, Behind Telephone Exchange, Off S.V. Road, Goregaon West Mumbai 400062 6. Mr. Amber Avinash Talwalkar 203/2 Mathoshree Heights, #62-D.L.Vaidya Marg, Dadar Mumbai 400028, 7. Smita Talwalkar (Deceased)

SECURED DEBT (AMOUNT IN RS.): Total Dues: Rs. 9,65,28,722.54 (Rupees Nine Crores Sixty Five Lakhs Twenty Eight Thousand Seven Hundred Twenty Two Paise Fifty Four Only) as on 31/03/2018 with further interest thereon.

DESCRIPTION OF PROPERTY	RESERVE PRICE	EMD
Schedule All that piece & parcel of the commercial property bearing Ground Floor having area adm. 2370 sq ft built up including Parking space of Aditi Building, Juhu Road, Opp Lions Garden, Santacruz Police Station, Santacruz (W), Mumbai 400 054	Rs 10.18 Crores	Rs 1,01,80,000/- (Rupees One Crore One Lakh Eighty Thousand Only)

(A) Last date for submission of bids: **22/04/2019 at 11.00 AM** at Branch Office: Religare Finvest Limited, Naman Midtown, B-Wing, 9th Floor, Senapati Bapat Marg, Elphinstone Road (W), Mumbai 400013

(B) Time & Place of opening of bids/auction: **22/04/2019 at 12.30 pm** at above address

TERMS AND CONDITIONS OF SALE:

- Full description of the above property is available with Authorized officer. The properties/documents can be inspected after fixing date and time with the Authorized Officer before 22/04/2019.
- The intending bidders should submit their bids to Authorised Officer, at the above said Office address of "Secured Creditor", in a sealed cover scribing as "Bid for auction/sale of property, along with EMD by demand draft drawn in favour of Religare Finvest Limited, payable at Mumbai before 11.30 a.m. on 22/04/2019.
- The sealed bids will be opened on 22/04/2019 at 12:30 P.M. and thereafter the eligible bidders may be given an opportunity at the discretion of the Authorized officer to participate in inter-se bidding to enhance the offer price.
- The successful bidder is required to deposit 25% of the bid amount (inclusive of EMD), on the same day by DD/ Cheque drawn in favour of "Religare Finvest Limited" payable at New Delhi and the balance amount shall be paid by the successful bidder within 15 days from the date of confirmation of sale by Secured Creditor. The EMD as well as Sale Price paid by the interested bidders shall carry no interest. The deposit of EMD or 25% of sale price, whatever the case may be shall be forfeited by the "Secured Creditor", if the successful bidder fails to adhere to the terms of sale or commits any default.
- The successful bidder shall bear all expenses including statutory dues/taxes/bills etc. to Municipal Corporation or any other authorities and fees payable for stamp duty, registration fee etc. for registration of the 'Sale Certificate'
- Secured Creditor does not take any responsibility to procure any permission/NOC from any Authority or under any other law in force in respect of property offered or any other dues i.e. outstanding water/electric dues, property tax or other charges if any.
- The Authorized Officer has absolute right to accept or reject any or all the offers/bids or adjourn/cancel the sale without assigning any reason or modify any terms of sale without any prior notice.
- To the best of its knowledge and information, the "Secured Creditor" is not aware of any encumbrances on the properties to be sold except of the "Secured Creditor". Interested parties should make their own assessment of the properties to their satisfaction. Secured Creditor does not in any way guarantee or makes any representation with regard to the fitness/title of the aforesaid properties. For any other information, please contact Mr. Amit Agarwal (Delhi) at 9599387375 Or Mr. Sumit Singla (Mumbai) at 91 7506408453 at the above address.

STAUATORY 30 DAYS NOTICE UNDER RULE 6(2), 8(6) & 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002
The Borrower/Co-Borrowers/guarantors/mortgagors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before auction, failing which the auction of mortgaged property mentioned above shall take place and balance dues if any shall be recovered with interest/cost.

Place: **MUMBAI**
Date: **20.03.2019**
Authorized Officer
M/s Religare Finvest limited (Secured Creditor)

PUBLIC NOTICE

Digamber B. Chavan was holding Flat No. G1 in Sukh Shanti SRA Co-operative Housing Society Ltd., Rai Dongri, Carter Road No.5, Borivali (E), Mumbai-400 066, died on 11.08.2012. His Wife Sunita D. Chavan also died on 15.01.2019.

I, Adv. Urmil G. Jaday hereby invites claims or objections from the heir/s to the transfer of the said right, title and interest of the deceased holding said Flat within a period of **15 days** from the publication of this notice, with copies of such documents and other proofs in support of their claims. If no claims are received within 15 days at below address, the Society shall be free to deal with the rights of the deceased in such manner as is provided under the bye-laws.

Sd/-
ADVOCATE URMIL G. JADAV
B. Com, L.L.B., Mumbai
Flat No. D/8, Shree Krupa Society,
Carter Road No. 5, Borivali (E),
Mumbai - 400066.
Place: Mumbai Date: 20.03.2019

IN THE HIGH COURT OF JUDICATURE AT BOMBAY ORDINARY ORIGINAL CIVIL JURISDICTION COMM. EXECUTION APPLICATION NO. 122 OF 2017 IN

ARBITRATION PETITION NO. 11 OF 2013
Gavde Finance Pvt. Ltd. An incorporation Company registered Under the Companies Act, 1956, and having its Registered office at 2/27, Meghal Service Industrial Estate, Devidayal Road, Mulund (West), Mumbai - 400 080. Through its director Mr. Shailesh Gavde
.....Applicant
VERSUS

- Birla Surya Limited (in Liqn)
- Mr. Yash Vardhan Ashok Birla Having address of Respondent 1 & 2 at Office No. 101, 1st Floor, Dalamal House, Commercial Complex Premises, C.H.S.L., Jambhal Bajaj Marg, Nariman Point, Mumbai - 400 021
- Official Liquidator Bombay High Court, Bank of India Building, Fort, Mumbai - 400 001

.....Respondent Nos. 1 to 3
WHEREAS in pursuance of a Warrant of Sale of immovable property dated the **7th day of MARCH, 2019**, the Sheriff has been directed to sell by public auction at the instance of the Applicant abovenamed; the right, title and interest of the Respondents abovenamed in their premises situated at Birla Mansion, 21, Mount Pleasant Road, Mumbai - 400 006

Notice is hereby given to all persons having rights in or charges claims on the abovenamed property (other than claims involving and objection to the attachment or seeking the removal of the same) that they should on or before the **15th day of May, 2019**, lodge in this office an affidavit verified by oath or solemn affirmation of such rights, claims or charges.

Dated this 13th day of March, 2019.
Sd/-
(S. S. Agate)
Commissioner for



CITY UNION BANK LTD.

Administrative Office : No. 24-B, Gandhi Nagar, Kumbakonam - 612 001.
Phone : 0435-2402322, 2401622 Fax : 0435-2431746

TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following properties mortgaged to City Union Bank Limited will be sold in Tender-cum-Public Auction by the Authorised Officer of the Bank, under Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of the undermentioned security debts due to the Bank, together with further interest and other expenses, any other dues to the Bank by the borrowers / guarantors mentioned herein below:

PART - 1

Name of the Borrowers: No.1) M/s. Varad Vinayak Foods and Spices LLP, Gat No.73, Vadagaon Pingala, Tal. Sinner, Dist. Nashik - 422 101. Also at- M/s. Varad Vinayak Foods and Spices LLP, Gat No.82, AA I Bhavani Road, Vadagaon, Pingala, Tal. Sinner, Nashik - 422 101. No.2) Mr. Rajiv Tarle, S/o. Mr. Nivruthi Tarle, Flat No.4, Sharkara Apartment, Rajendra Colony, Near Hotel Vasco, Nashik Road, Nashik - 422101. Also at- Mr. Rajiv Tarle, S/o. Mr. Nivruthi Tarle, Flat No. LX1, 4th Floor, Adithya Heights, Plot No.6, S.No.134/C1/2, Opp. Fly Over Bridge, Nawale Colony, Nashik Road, Nashik - 422 101. No.3) Mr. Vinayak Vishwanath Chandrachud, S/o. Mr. Vishwanath Chandrachud, Flat No.12, 3rd Floor, Aditya Height Apartment, Plot No.61 SY No.134/CH/2, Opp. Fly Over Bridge, Nawale Colony, Off Nashik Pune Road, Moule Deolale