

Date: 20th June, 2025

To,
BSE Limited
P.J. Towers,
Dalal Street,
Fort, Mumbai – 400001.

Scrip Code: 531137
Scrip Id: GEMSI

Dear Sir/Madam,

Subject: Newspaper Advertisement pursuant to Regulation 47 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Pursuant to the Regulation 47 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, we enclose herewith copies of newspaper advertisement given for the purpose of notice of postal ballot published in following newspapers:

- English Newspaper (Having Nationwide Circulation)
- Marathi Newspaper (Having Regional Circulation)


You are requested to take the above cited information on your records.

Thanking You,

For Gemstone Investments Limited

Sudhakar Gandhi
Managing Director
DIN: 09210342

Encl: as above

**Possession Notice**

(For Immovable Property)
Rule 8(1)

Branch : Shindkheda
Tq.Shindkheda, Dist. Dhule.

Where as the Undersigned being the Authorized Officer of State Bank of India, Under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002 issued a Demand Notice under Section 13(2) of the said Act, Calling upon the following borrowers/guarantors/mortgagors to repay the amount mentioned in the Notice with future contractual interest, incidental expenses, cost, charges etc. within 60 days from the date of receipt of the said notice.

The Borrower, Guarantors having failed to pay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with the Rule 8 of the Said Rules on following dates written below.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to charge of State Bank of India for an amount given below and interest and other expenses thereon.

DESCRIPTION OF THE IMMOVABLE PROPERTY	
Borrower's Name / Mortgagor Property Details	Demand & Physical Possession Notice Date & Amt.
Borrower's Name : M/s. Indai Sarvo Kisan Seva Kendra, Prop. Mr. Vijaysing Jamsing Mahale, Guarantor-Mr. Shrinivas Vijayrao Dusanse Mortgagor Property : Plot No.34/A, 34/B, S.No.425, Al.Gururupga Nagar, Near B.K. Desai Nagar on Varud Road, Shindkheda, Tq.Shindkheda, Dist. Dhule. Plot No. 34-A Area 105 Sq.Mtr., East Plot No.34-B, West : Plot No.33, North : Plot No.37-B, South : Road, Plot No.34-B Area 105 Sq.Mtr. East : Plot No.35-A, West : Plot No.34-A, North : Plot No.37-A, South :Road.	Demand Notice Dt.: 25/06/2024 Rs.20,29,967/- as on 25/06/2024+ Interest + Other Expenses (Physical Possession Date : 18/06/2025)
Sd/- Authorised Officer, State Bank of India	

Government of Jharkhand
Urban Development and Housing Department
Dhanbad Municipal Corporation, Dhanbad

e-Procurement Tender Notice No. DMC/13/2025-26
NIT No.- DMC/13/2025-26
Date :- 19.06.2025

1.	Name of the work	SITC of 9 mtr High Mast Light at different locations under DMC, Dhanbad.
2.	Estimated Amount	Rs 3,54,88,595.00
3.	Tender Fee and Bid Security	Tender document fee:- INR 10,000/- (Ten Thousand Only) Non-Refundable. Bid Security:- Rs 3,54,885.00 (Rupees Three Lakh Fifty Four Thousand Eight Hundred & Eighty Five Only).
4.	Time of Completion	365 Days
5.	Date / Time of Publication of Tender on Website	26.06.2025 at 03:00 PM
6.	Date of Pre-Bid meeting time and Place	02.07.2025 at 03:00 PM Dhanbad Municipal Corporation, Dhanbad
7.	Last Date / Time for receipt of bids Online	16.07.2025 (On line) till 03:00 PM
8.	Date and Time of Technical Bid Opening Online.	17.07.2025 (On line) from 03:00 PM
9.	Name & address of office Inviting tender	Chief Executive Officer, Dhanbad Municipal corporation,Dhanbad.
10.	Helpline number of e-Procurement cell	8986892064
11.	e-mail id	dhanbadmunicipalcorporationadm@gmail.com

NOTE:- (i) Only e-Tenders will be accepted. Further details can be seen on website http://www.jharkhandtenders.gov.in.
(ii) Contractor should be registered in Class (I) First class as per NIT
(iii) Estimated Cost / Quantity May Vary
(iv) Any Change/Information can be seen on Website on http://www.jharkhandtenders.gov.in.

Sd/-
Executive Engineer,
Dhanbad Municipal Corporation, Dhanbad
PR.NO.355508 Urban Development and Housing(25-26):D

MANGESH MAHALAXMI CO-OPERATIVE HOUSING SOCIETY LTD.
Reg. No. BOM/HSG/4232 of 1974, Dated: 16/07/1974
Plot No. 13, Goshala Road, Village Nahur,Mulund West, Mumbai-400 070

DEEMED CONVEYANCE PUBLIC NOTICE
(Application No.63/2025)

Notice is hereby given that the above Society has applied to this office under Section 11 of Maharashtra Ownership Flats (Regulation of the promotion of construction sale, management & Transfer) Act, 1963 for declaration of Unilateral Deemed Conveyance of the following properties. The next hearing in this matter has been kept before me on **26/06/2025 at 3.00 pm** at the office of this authority.

Respondent: **1a. Mr. Eknath Ramchandra Borkar, 1b. Mr. Laxmikant Ramchandra Borkar, 1c. Mr. Manik Ramchandra Borkar, 1d. Mr. Chandrashekar Ramchandra Borkar, 1e. Sitabai Prabhakar Tendulkar**, Add: Plot No.13, Mangesh Mahalaxmi Building Goshala Road, Village Nahur, Mulund West, Mumbai-400 070, 2. M/s Sonal Darshan CHS Ltd. Add: Goshala Road, Village Nahur, Mulund West, Mumbai-400 070, 3. M/s Annapurna CHS Ltd. Add: Goshala Road, Village Nahur, Mulund West, Mumbai-400 070 and those whose interests have been vested in the said property may submit their say at the time of hearing at the venue mentioned below. Failure to submit any say shall be presumed that nobody has any objection in this regard and further action will be taken accordingly.

DESCRIPTION OF THE PROPERTY:-
Mangesh Mahalaxmi Co-operative Housing Society Ltd. along with land as mention below

Survey No.	Hissa No.	Plot No.	C.T.S. No.	Claimed Area
142	1/10/4/P	13	580/A/1A Village Nahur, Tal. Kurla	727.10 Sq. Mtrs.

Ref.No.MUM/DDR(2)/Notice/1466/2025
Place Konkna Bhavan,
Competent Authority & District Dy. Registrar,
Co-operative Societies (2), East Suburban,
Mumbai Room No. 201, Konkna Bhavan,
CBD-Belapur, Navi Mumbai-400614
Date: 18/6/2025
Tel.-022-27574965
Email: ddr2coopmumbai@gmail.com

Sd/-
(NITIN DAHIBHATE)
Competent Authority
& District Dy. Registrar,
Co.op. Societies (2),
East Suburban, Mumbai

SEAL

SUSTAINABLE AGRO COMMERCIAL FINANCE LTD. (SAFL)
Head office- 1st Floor, Marshall Building, Shoorji Vallabhdas Marg, Ballard Estate, Fort, Mumbai-400 001.
Branch office- Panchavati College Campus, Nr. MGV Dental College, Mumbai-Agra Road, Panchavati, Nashik, Maharashtra-422001.
Zonal office- 15-16th Old B J Market, Opp. Balgandharv Natyagruh, Jalgaon, Maharashtra- 425001.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Auction Sale Notice for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Sustainable Agro-commercial Finance Limited (SAFL)

/Secured Creditor, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and other expenses thereon till the date of realization, due to Secured Creditor from the Borrowers and Guarantor(s) mentioned herein below. The reserve price, Earnest Money Deposit (EMD) and last date of EMD deposit is also mentioned herein below:

Name of Borrower/ Co-Borrower/ Guarantor(s)	Description of the immovable property	Outstanding Amount As On	Reserve price Earnest Money Deposit	Date & Time of Auction
Mr. Sanjay Namdeo Tambade	1) All that piece and parcel of the Plot No. 106, Gat No. 681/B, Sai Nagar, Mauza-Chandwad, Tal-Chandwad, Dist-Nashik. Plot area measuring 108 sq.mtr. Four Boundaries- East- 6 Mtr. Colony Road, West- Plot No. 95, North-Plot No. 105, South-Plot No. 107. 2) All that piece and parcel of the Shop No. 15, Goyal Plaza, Gat No. 599/2, Plot No. 29, Ganur Road, Chandwad, Tal-Chandwad, Dist-Nashik. Built up area measuring 24.44 Sq.Mtr. Four Boundaries- East- Chandwad to Ganur Road, West-Parking, North- Gala No. 16, South-Gala No. 14.	Rs. 57,37,930/- as on 18-06-2024	Rs.5,81,255/- Rs.58,125/- Rs.18,48,240/- Rs.1,84,624/-	21-07-2025 & 1.30 PM

For **Inspection & detailed terms and conditions of the sale**, please visit the branch office at Nashik address is mentioned above. The intending bidder can also contact: **1) Sachin Sale, Mobile.: 8928950867, 2) Nitin Patil, Mobile.: 8425866897, 3) Akash Indurkar, Mobile.: 8425866880.**

SALE NOTICE TO BORROWER/GAURANTORS
The above shall be treated as Notice Utr. 9(1) read with 8(6) of Security Interest (Enforcement) Rules, 2002, to the Obligants to pay the same within 30 days from the date of publication.

Sd/-
Authorised Officer
Sustainable Agro Commercial Finance Ltd.

ଓଡ଼ିଶା ବିଦ୍ୟୁତ୍ ଶକ୍ତି ସଂଚାରଣ ନିଗମ ଲିଡ଼
(ଓଡ଼ିଶା ସରକାରଙ୍କ ଏକ ଉପକ୍ରମ)
Regd. Office: OPTCL Tech Tower, Janpath, Saheed Nagar, Bhubaneswar-751007

**ODISHA POWER TRANSMISSION CORPORATION LIMITED**
(A Government of Odisha Undertaking)

CAD-839 NOTICE INVITING E-TENDER
Bids are invited from reputed Manufacturers and system integrators in two part bidding system:

E-Tender No.	Tender Description:	Estimated Cost
CPC-12/2025-26	1. Supply, erection, commissioning for 60 nos. of SDH(STM-16) Communication equipment along with supply & commissioning of Optical interface cards, tributary cards etc, integration with central NMS/UNMS and Comprehensive AMC (6 years) for the STAMS project in OPTCL. 2. Engineering, supply, erection, testing and commissioning of MPLS-TP equipment for inter control centre communication and comprehensive AMC (6 years) for implementation of STAMS Project in OPTCL.	Rs.38.86 Crore

Complete set of bidding documents are available at **www.optcl.co.in**.

1&PR No. 04011/11/0180/2526    /optcl.odisha  /optcl_odisha **HIPR-18/2025-26**

PUBLIC ANNOUNCEMENT
ORACLE HOME TEXTILE LIMITED - (IN LIQUIDATION)
(CIN: U70102MH1985PLC036047)
Regd. Office: Unit-216 Creative Industrial Centre, 12, N.M Joshi Marg, Lower Parel(E), Mumbai, 400014

5th E-AUCTION SALE NOTICE FOR SALE OF ASSETS OF CD ON STANDALONE BASIS
(By the Liquidator- CA Mahesh Chand Gupta, Insolvency Professional)

Notice is hereby given to the public in general regarding sale of Assets of CD on a standalone basis forming part of Liquidation Estate, in accordance with section 35(i) of IBC 2016 read with regulation 32 and 33 of IBBI (Liquidation Process) Regulations, 2016 & Schedule-I under regulation 33 through liquidator appointed by the Hon'ble NCLT, Mumbai Bench vide order dated 30.04.2024, as per the details given below:

SALE OF ASSETS OF CD ON A STANDALONE BASIS

Particulars	Reserve Price (Rs.)	EMD Amount (Rs.)	Bid Increment Value (Rs.)
BLOCK-III Plant & Machinery along with other Assets of the CD (Except Motor Vehicles, Bikes & Inventories) situated at Plot Nos. 1021, 1023, 1025, 1027, 1122,1124, 1126 & 1128 at Sangam Nalkhed Industrial Area, C/D, Village-Sangam, Taluka-Umbergaon, District-Valsad, Gujarat -396165.	3,50,00,000/-	35,00,000/-	5,00,000/-

Last date for Submission of Pre-Qualification Documents, i.e. EOI/ Bid Form in requisite forms at Format A, 1, A. 2 and Affidavit and Undertaking under section 29A; execution of a Confidential Undertaking as per annexure I to VI by the prospective Bidder on the PORTAL.

Last date for Access of the assets under auction to facilitate inspection and due diligence by the Bidder.

Last date for Submission of EMD by the prospective Bidders

Date and Time of Auction

From 3:20 PM till 5:20 PM on **4th July 2025** (with unlimited extension of 5 minutes each upto 8 PM)

1) E-Auction is being held on "AS IS WHERE IS, AS IS WHAT IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" and will be conducted "Online". The E-Auction will be conducted through the approved service provider **baanknet@psballiance.com** on **IBBI Portal**, at the web portal **https://ibbi.baanknet.com**. E-Auction Process document containing E- Auction bid form, Affidavit and Declaration by bidder, General terms and conditions of online auction sales are available on website **https://ibbi.baanknet.com**. Interested bidder(s) can register, bid and receive confirmation of their bid by electronic means. The requisition for additional information, if any, be sent to E-mail ID: **oracle.lqdn@outlook.com**, giving the identity of the Applicant.

E-Auction guide for Bidders and FAQ are available at **www.ibbi.gov.in**, which may be referred to for any clarification. Further, one may reach out to Ph. No. - +91 8291220220 or Email ID: **support.baanknet@psballiance.com**.

2) Prospective bidders must submit all required documents, including a declaration of eligibility under section 29A of the IBC, via the Baanknet platform, i.e., **ibbi.baanknet.com**.

3) The Earnest Money Deposit (EMD) must be deposited through the Baanknet platform, i.e., **ibbi.baanknet.com**.

4) Prospective Bidders shall submit an undertaking that they do not suffer from any ineligibility under section 29A of the Code to the extent applicable and if found ineligible at any stage, the earnest money deposited shall be forfeited.

5) The Bidders, participating in the E-Auction Process, will have to Bid for an amount more than the Reserve Price for acquiring the assets of the Company. A Bidder may improve its offer, multiple times during the E-auction process. The attention Bidders is invited to the fact that the Bidders cannot place a Bid for a value below or equal to the Reserve Price. Such Bid will stand automatically disqualified.

Sd/
Mahesh Chand Gupta
Liquidator - Oracle Home Textile Limited
IBBI Regn. No.: IBBI/AU-011/PD-1489/2018-2019/12304
AFA No. AAI/12304/02/311225/107655 Valid Upto - 31-12-2025
Regd. Address: FE-202, Salt Lake City, Sector-II/1, mcgupta90@gmail.com
Date : 20-06-2025
Place : Kolkata

बैंक ऑफ़ बड़ोदा
Bank of Baroda

BRANCH ADDRESS:- :
Saikrupa Society Shop No 2 To 6 Hingwala Lane Opp
Popular Hotel Ghatkopar East 400077

NOTICE TO BREAK OPEN OF LOCKER

Consequent upon non-payment of rent which was not paid in terms of Safe Deposit Locker Agreement executed between the Locker Holders & the Bank, the Termination Notice & Break Open Notice were sent through post to the following Locker Holders on their registered address however the said Notices returned undelivered and in spite of all other efforts made in terms of the said locker agreement, the locker holders neither responded nor be traced.

SI no	Branch	Name Of Locker Holder	Address	Date of Notices	Locker no.	Overdue rent
01	Saikripa Society Branch	Bimal Chandrakant Patahk	78, Vrindavan Building, C2, 2nd Floor Cbs Marg Ghatkopar West 400086	i)07/01/2025 ii) 07/04/2025	9941AX0529	12694.24
2	Saikripa Society Branch	Padma N Shah	2 Shree Sadan Vallabh Baug Lane Ghatkopar East 400077	i)10/12/2024 ii) 17/03/2025	9941AX1478	11836.00
3	Saikripa Society Branch	Mr. Mukund Babulal Jasan	4/42 Kamla Bhuvan Sanghani Estate Ghatkopar West 400086	i)10/12/2024 ii) 17/03/2024	9941AX0298	10264.20
4	Saikripa Society Branch	Nalini Arvind Gor	D23 Mg Road Gandhi Market Ghatkopar, West 400077	i)10/12/2024 ii) 17/03/2025	9941AX0449	12998.55
5	Saikripa Society Branch	Anilkumar Nagardas Shah	20 Ganesh Krupa Navshirshail Hsg Society Janta Society Marh, Ghatkopar East 400077	i)10/12/2024 ii)17/03/2025	9941AX1157	0.00
6	Saikripa Society Branch	Rajiv Anilkumar Shah	198-29 Gardolia Palace 90 Feet Road Opp Pancholi Hospital Ghatkopar East 400077	i)10/12/2024 ii) 17/03/2025	9941CX0172	23422.00
7	Saikripa Society Branch	Walter Madanlal Jhaveri	Sharad Kunj Rn 16 17,Gurukul Road Ghatkopar East 400077	i)10/12/2024 ii) 17/03/2025	9941AX1042	17405.00
8	Saikripa Society Branch	Priti Suryakant Tank	Opp Police Station Road Ns Road 252 Old Resham House Mulund West Mumbai 400080	i)10/12/2024 ii) 17/03/2025	9941AX1391	15316.02
9	Saikripa Society Branch	Bipin Dhirajlal Outok	11 Garcha House Opp Rajawadi Post Office Ghatkopar east, Mumbai 400077	i)10/12/2024 ii) 17/03/2025	9941AX0435	8850.00
10	Saikripa Society Branch	Hrjinder Kaur Muttar	678 Ns Road Near Geeta Ambika Mandir Asaafa Village Baeta Nagar Ghatkopar West 400084	i)10/12/2024 ii) 17/03/2025	9941AX1208	0.00

In terms of the provisions of above Locker Agreement, we hereby give you notice that if the locker is not surrendered & the key of the locker is not returned within a period of 3 months from the date of this Notice, we will proceed to break open your locker, whether you remain present or not, on **19.09.2025 at 11:00 A.M** and while breaking open the Locker an inventory of the contents recovered from the Locker, if any, shall be prepared.

Further, the overdue rent, penalties, charges, break open charges & other expenses shall be recovered from you & the contents of the Locker shall be dealt with, in terms of executed locker agreement and law.

Please note that any action taken by the Bank in the above regard is without prejudice to the rights, remedies & contentions available to the Bank and it shall be at your cost, liability, risk & responsibility, consequences and Bank shall not be liable in any manner whatsoever.

Date : 20.06.2025
Place : Mumbai

Branch Head/Authorized Officer
Bank of Baroda

**बैंक ऑफ़ बड़ोदा**
Bank of Baroda

Khetia Branch : Opposite Gayatri Mandir, pansemal Road, Khetia - 451881 (MP)
E-mail: Khetia@bankofbaroda.com

DEMAND NOTICE

Notice issued under section 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 Read with Rule 3(1) of Security Interest (Enforcement) Rules, 2002.

Whereas the undersigned has issued notice on dates mentioned below in table (sent by regd. Post) under section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. r.w. Rule 3(1) of Security Interest (Enforcement) Rules, 2002 to you and to repay the dues mentioned therein within 60 days from the receipt of the said notice, which were returned undelivered and I have reason to believe that you are avoiding service of demand notice on you. Now, therefore, notice is hereby given to you to repay the banks dues within 60 days from this Notice failing which the recovery shall be made as per rules and we, the secured creditor, shall be entitled to exercise all or any of the rights under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. r.w. Security Interest (Enforcement) Rules, 2002. The content of the notice is as under.

Your attention is invited to provisions of sub-section (8) of Section 13 of the SARFAESI Act, in respect of time available, to redeem the secured assets.

Name of the Borrower/Guarantor	Description of the Secured Assets
Borrower : 1. M/S Gokul Ginning Factory (Through its Partners) Address: Survey No. 487/4, P.H. No.19 (New P.H. No. 03) Pansemal Road Khetia, Tehsil- Pansemal, Distt. - Barwani (M.P.) - 451881	SECURITY-I Hypothecation of entire stocks & Book debts of the firm both present and future at address: a. Survey No. 487/4, P.H. No. 19 (New P.H. No. 03) Pansemal Road Khetia, Tehsil – Pansemal, Distt. – Barwani (M.P.) – 451881. b. Godown at Ward No 06 Home No 658, Pawar Galli, Hanuman Chowk, (Jawahar Galli), Khetia, Teh. Pansemal District: Barwani (M.P.) CERSAI Id- 400029599065
2. Shri Pravin Shah S/o Late Jivanlal Shah (Borrower & Guarantor) Address: Hanuman Chowk Khetia, Distt. Barwani, MP 451881	SECURITY-II Hypothecation of all present and future Plant & Machineries and other fixed movable assets of the firm situated at factory site at Survey No. 487/4, P.H. No. 19 (New P.H. No. 03) Pansemal Road Khetia, Tehsil-Pansemal, Distt.-Barwani (M.P.) – 451881. CERSAI Id- 400029599065
3. Smt. Nirupama Shah W/o Pravin Shah (Borrower & Guarantor) Address: Hanuman Chowk Khetia, Distt. Barwani, MP 451881	SECURITY-III Equitable Mortgage of House No.39, Nagar Palika, Ward no.8, Jawahar Marg, Khetia, Dist. Barwani (M.P.) measuring 750 Sq. Ft. situated in the name of Mr. Pravin S/o Mr. Jivanlal Shah.
4. Smt. Sharmil Shah W/o Harish Shah (Borrower & Guarantor) Address: B502 Mantri Classic, 1st Main 8th Cross, 4th Block, ST Bed Layout, Koramangala, Bangalore- 560034	SECURITY-IV Equitable Mortgage dated: 30-11-2022 bearing CERSAI Id-400024337660 AREA:69.68 Sq. Metres, Boundaries: East: Remaining land of Sumitrabai., West: Pravin Kumar S/o Jivanlal Shah, North: Road, South: Road ahead.
5. Shri Abhishek Shah S/o Chetan Shah (Borrower & Guarantor) Address: B-48/402, Chhatrapati Shivaji Road, Anand Nagar, Dahisar (E), Mumbai	SECURITY-V Equitable Mortgage of House No.40, Nagar Palika Ward no.8, Jawahar Marg, Khetia, Dist. Barwani (M.P.) measuring 1500 Sq. Ft. in the name of Mr. Pravin S/o Jivanlal Shah Equitable Mortgage dated: 30-11-2022 bearing CERSAI Id- 400024337459 AREA: 139.35 Sq. Metres Boundaries: East: Pravin Kumar S/o Jivanlal Shah, West: Open land of Temple, North: Road, South: Road Ahead
6. Smt. Radhikaben W/o Late Jivanlal Shah (Guarantor) Address: Hanuman Chowk Khetia, Tehsil-Pansemal, Distt-Barwani M.P. 451881	SECURITY-VI Equitable Mortgage of Lease Hold Diverted Factory Land and Building measuring 1.518 Hect. (15180 sq mt.) situated at Survey No.487/4, P.H. No.19 (New P.H. No. 03) Pansemal Road, Khetia, Teh. Pansemal District: Barwani (M.P.). (Land is taken on lease from Smt. Radhikaben Shah, Shri Harish Shah, Shri Chetan Shah, Shri Pravin Shah and Smt. Veenaben Shroff). The property holders are family members to each other & standing as guarantors in the said credit facility.
7. Shri Harish Shah S/o Late Jivanlal Shah (Guarantor) Address: B502 Mantri Classic, 1st Main 8th Cross, 4th Block, ST Bed Layout, Koramangala, Bangalore- 560034	SECURITY-VII Equitable Mortgage dated: 30-11-2022 bearing CERSAI Id-400024337309 AREA: 15,180.00 Sq. Meters Boundaries: East: Nala, West: Sancheti Cottex North: Khetia-Pansemal Road, South : Manohar Nikum
8. Smt. Veenaben W/o Suresh Shroff (Guarantor) Address: Ashok Neel Society Sector No.08, C/31, 4th Floor Flat No.403, Meer Road, East Mumbai 400710	SECURITY-VIII Equitable Mortgage of free hold Diverted Residential Land and constructed Residential Building measuring 697.20 Sq Ft (64.79 sq mt.) situated at Ward No 06 Home No 658,Pawar Galli Hanuman Chowk (Jawahar Galli), Khetia, Teh. Pansemal District: Barwani (M.P.). The said property in the name of Mr. Pravin Kumar S/o Jivanlal Shah (Partner of the Firm)
SECURITY-IX Equitable Mortgage dated: 30-11-2022 bearing CERSAI Id- 400066636105 AREA: 64.79 Sq. Metres Boundaries: East: Home of Sohanlal Nathmal, West: Jawahar Marg & Hanuman Chowk, North: Gali, South: Home of Ranulal.	
Nature and type of facility - Cash Credit (Account 37410500000008), Sanction Limit - Rs. 12,00,00,000/- Amount Outstanding as per Demand Notice Date : Outstanding as on 05-06-2025 (inclusive of int. upto 31-05-2025) : ₹ 12,29,23,519.15/- + Interest & other charges Demand notice Date : 06-06-2025, NPA Date : 05-06-2025	
Notice is hereby given to public not to transact / enter into any agreement and to mortgagors not to sell/ transfer the above said secured assets without permission of the bank in terms of sec 13(13) of the act.	
Date : 19-06-2025, Place : Khetia	
Authorised Officer, Bank of Baroda	

Tyger Home Finance Private Limited
Registered Office : Shikhar, Nr. Mithakhali Circle, Navrangpura, Ahmedabad-380009, Gujarat, India
Corporate Office : One BKC, C-Wing, 1004/5, 10th Floor, Bandra Kuria Complex, Bandra (East), Mumbai 400 051, Maharashtra, India.
CIN: U65999GJ2017PTCO98960, Website : www.adanihousing.in

DEMAND NOTICE UNDER SECTION 13(2) OF THE SARFAESI ACT, 2002

You the below mentioned Borrowers, Co-borrower(s) / Guarantor have availed loan/s facility(ies) have availed loan/s facility(ies) from **Tyger Home Finance Private Limited** (formerly Known as M/s. Adani Housing Finance Pvt. Ltd vide Certificate of Incorporation dated 6th June 2024, issued by the Office of the Registrar of Companies, Ministry of Corporate Affairs, herein after refer to "THFPL") by mortgaging your immovable properties (Securities). Consequent to your defaults your loans were classified as non-performing assets. **Tyger Home Finance Private Limited** for the recovery of the outstanding dues, issued demand notice under Section 13(2) of The Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 (the Act), the contents of which are being published herewith as per Section 13(2) of the Act read with rule 3(1) of the Security Interest (Enforcement) Rules, 2002.

Sr. No	Name of the Borrower / Co-Borrower/ Guarantor/ Loan Account No./ Old Loan Account No.	Mortgage Property Address	Demand Notice Date / O/s Amount / O/s Date
1	Zubair Ibrahim Patel / Farhat Zubair Patel / 8010h001070511	All that piece and parcel of Flat No. 303, admeasuring 490 Sq.ft Super Built up area & area admeasuring 24.16 Sq. meters on the 3rd Floor, in C Wing of the building known as Tania Kadamb Tania Kadamb Co-operative Housing society limited constructed on land bearing Survey No. 114, 23(Old), Hissa No. 8, lying and being situated at Village - Achole, Nallasopara East , Taluka Vasai District Palghar - 401209. Which is bounded as under :- East : Bhavani Park CHSL West Road North : Road South : Yashwanth Park	13-Jun-25 Rs.1293066/- (Rupees Twelve Lakhs Ninety Three Thousand Sixty Six Only) AS On Date 10-Jun-25
2	Sujeet Harishchandra Bhoir / Swapnil Harishchandra Bhoir / Harishchandra Rama Bhoir / Divya Sujeet Bhoir / 802h001086830	All that piece and parcel of the Flat No. 104, Admeasuring 55.39 sq.mtr. Area on 1st floor in 'A'- wing of building no. A1 known as 'Sai Residency A1 C.H.S.L.', Constructed on land bearing Survey No. 72/1, 72/2 & 80/15, Situated at Village- Temghar, Tal. Bhiwandi and Dist. Thane. Which Is Bounded As Under :- East : Adviasi Pada West Riddhisiddhi Apt. North : Access Road South : Ground	13-Jun-25 Rs.1553944/- (Rupees Fifteen Lakhs Fifty Three Thousand Nine Hundred Forty Four Only) AS On Date 10-Jun-25
3	Venkatesh Pardesi Esakki / Perumal Esakki Yadav / 8010h001136511	All that piece and parcel of the flat no. 101, area admeasuring 26.225 sq mtrs carpet and 1.425 sq mtrs cupboard area, on the 1st floor, in the building known as "Gigev Villa" & Society Known as "Gigev Villa Co-Operative Housing Society Limited" constructed on land bearing plot no. 18, Sector 2, lying and situated at Village Karanjade, Navi Mumbai, Taluka Parnel & District Raigad 410206 Which Is Bounded As Under :- East : Internal Road West Open Plot North : Plot No.17 South : Plot No. 14	13-Jun-25 Rs. 2223970/- (Rupees Twenty Two Lakhs Twenty Three Thousand Nine Hundred Seventy Only) AS On Date 10-Jun-25
4	Sameer Naem Anam / Halimakhathun Naem Ansari / Naaimahamad A Ansari / 8020h001139675	All that piece and parcel of Flat No. 102, admeasuring 450 Sq. ft area on 1st Floor in A-Wing of Building known as Dwarkadharm Apartment, standing on land bearing Survey No. 26/3, Plot No. 6,7 & 8, Situated at Village - Gotheagar, Tal - Shahpur and Dist Thane Which Is Bounded As Under :- East : Open Plot West Access Road North : Mangalmurti Apartment South : Chawl	13-Jun-25 Rs. 1558431/- (Rupees Fifteen Lakhs Fifty Eight Thousand Four Hundred Thirty One Only) AS On Date 10-Jun-25
5	Alpesh Ananda Gade / Sarita Anand Gade / 8020h001140308	All that piece and parcel of Flat No. 101, admeasuring 515 sq.ft. area on 1st floor in B - Wing of building known as 'Krishna Complex' and society known as 'Krishna Complex C.H.S.L.', standing on land bearing survey no. 14/5 (pt), totally admeasuring 4755 sq.mtr., situated at village- Kulgaon, Badlapur, Tal. Ambernath and Dist. Thane. Which Is Bounded As Under :- East : B1 wing West Avinash Gaikwad Garden North : Garden South : A2wing	13-Jun-25 Rs. 1946606/- (Rupees Nineteen Lakhs Forty Six Thousand Six Hundred Sixty Only) AS On Date 10-Jun-25
6	Anil Bhagwan Jagtap / Priya Anil Jagtap / 8020h001151475	All that piece and parcel of Flat no. 402, admeasuring 550 sq.ft. area on 4th floor in B - Wing of building known as 'Maruti Apartment' constructed on land bearing survey no. 285/2/A, admeasuring 541 sq.mtr. out of 7300 sq.mtr., area situated at village- Kon, Tal.Bhiwandi and Dist. Thane. Which Is Bounded As Under :- East : Nandikshor Apartment West Access Road North : Other Residential Building South : Other Residential Building	13-Jun-25 Rs. 1775484/- (Rupees Seventeen Lakhs Seventy Five Thousand Four Hundred Eighty Four Only) AS On Date 10-Jun-25
7	Yogesh Kumar Maurya / Sushila Maurya / 8020h001023311	All that the Piece and Parcel of Property Flat No.314, Admeasuring 565 Square Feet (Built Up Area), Situated On The Third Floor, In The 'B' Wing Of The Building Known As Jankalyan Residency', Being Lying And Situated On Land Bearing Old Survey No.45, Hissa No.9C & 12A, New Survey No.45, Hissa No.9/6 & 12A, Village Adviali-Dhokali, Taluka Ambernath, District Thane Which is bounded as under :- East : Under Construction Building West Lakmi Apartment North : Internal Road South : Slum Area	13-Jun-25 Rs. 932676/- (Rupees Nine Lakhs Thirty Two Thousand Six Hundred Seventy Six Only) AS On Date 10-Jun-25
8	Chandrakant Rajaram Ahire / Ashwini Chandrakant Ahire / 8021ap001046664	All that piece and parcel of Flat no. 205, area admeasuring 620 sq.ft., Built up area, on the 2nd floor, wing "A", in the building known as "Maing Plaza", constructed on the	