

**Public Notice For E-Auction Cum Sale (Appendix – IV A) (Rule 8(6))**  
 Sale of Immovable property mortgaged to IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IIFL-HFL) Corporate Office at Plot No.98, Udyog Vihar, Phase-IV Gurgaon-122015 (Haryana) and Branch Office at: **3039E, Upper Ground Floor, Shivaji Marg, New Delhi - 110017** The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of IFL-HFL has taken the possession of the following properties pursuant to the notice issued under Section 13(2) of the Act in the following accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS AND WITHOUT RECURSE BASIS" for realization of IFL-HFL's dues. The Sale will be done by the undersigned through e-auction platform provided at the website: [www.iflhome.com](http://www.iflhome.com)

Borrower(s) / Co-Borrower(s) / Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable Property Secured Asset	Date of Physical Possession	Reserve Price
1. Mr. Harish Sethi 2. Mrs. Harinder Sethi 3. M R Harish Sethi (Prospect No. IL10089181)	20-Dec-2022 Rs. 31,90,434/- (Rupees Thirty One Lakh Ninety Thousand Four Hundred Thirty Four Only)	All that part and parcel of the property bearing First Floor Front Left Hand Side, Without Roof Rights, With Carpet Area Ad Measuring 459 Sq.ft. And Super Built Up Area Ad Measuring 540 Sq.ft. of Built Up Property Bearing Plot No 97 And 98, Out Of Khassa No. 759, Village Nawada, Block-A, Mohan Garden, Utam Nagar, Delhi, 110059, India. (Plot area measuring 1800 sq. ft., area admeasuring 405 sq. ft.)	01-July-2023 Total Outstanding As On Date 10-Apr-2024 Rs. 34,40,382/- (Rupees Thirty Four Lakh Forty Thousand Three Hundred Eighty Two Only)	Rs. 20,80,000/- (Rupees Twenty Lakh Eighty Thousand Only)  Earnest Money Deposit (EMD) Rs. 2,08,000/- (Rupees Two Lakh Eight Thousand Only)
<p><b>Date of Inspection of property</b> 02-May-2024 11:00 hrs -14:00 hrs  <b>EMD Last Date</b> 04-May-2024 till 5 pm.  <b>Date/ Time of E-Auction</b> 06-May-2024 11:00 hrs-13:00 hrs.</p> <p><b>Mode Of Payment</b> - EMD payments are to be made vide online mode only. To make payments you have to visit <a href="https://www.iflhome.com">https://www.iflhome.com</a> and pay through link available for the property Secured Asset only.</p> <p><b>Note:</b> Payment link for each property Secured Asset is different. Ensure you are using link of the property Secured Asset you intend to buy vide public auction. For balance payment, upon successful bid, has to pay through RTGS/NEFT. The accounts details are as follows: a) Name of the Account- IIFL Home Finance Ltd., b) Name of the Bank- Standard Chartered Bank, c) Account No.-9902879xxxxx followed by Prospect Number, d) IFSC Code- SCBL0036001, e) Bank Address: Standard Chartered Bank, 90 M.G. Road, Fort, Mumbai-400001.</p> <p><b>Terms and Conditions:-</b></p> <ol style="list-style-type: none"> <li>For participating in e-auction, intending bidders required to register their details with the Service Provider <a href="https://www.iflhome.com">https://www.iflhome.com</a>, well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.</li> <li>The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.</li> <li>The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.</li> <li>The purchaser has to bear the cess, applicable stamp duty, fees, and any other statutory dues or other dues like municipal tax, electricity charges, land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.</li> <li>Bidders are advised to go through the website <a href="https://www.iflhome.com">https://www.iflhome.com</a> and <a href="https://www.ifil.com/home-loans/properties-for-auction">https://www.ifil.com/home-loans/properties-for-auction</a> for detailed terms and conditions of auction sale &amp; auction application form before submitting their bids for taking part in the e-auction sale proceedings.</li> <li>For details, help procedure and online training on e-auction prospective bidders may contact the service provider E mail ID - <a href="mailto:auction.hijfl@gmail.com">auction.hijfl@gmail.com</a>, Support Helpline No. 1800 2672 499.</li> <li>For any query related to Property details, Inspection of Property and Online bid etc. call IIFL HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email: <a href="mailto:auction.hijfl@gmail.com">auction.hijfl@gmail.com</a></li> <li>Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IIFL-HFL shall not be responsible for any loss of property under the circumstances.</li> <li>Further the notice is hereby given to the Borrowers, that in case they fail to collect the above said articles same shall be sold in accordance with Law.</li> <li>In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled and the amount already paid will be forfeited (including EMD) and the property will be again put to sale.</li> <li>AO reserves the rights to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason thereof. In case of any dispute in tender/auction, the decision of AO of IIFL-HFL will be final.</li> </ol> <p><b>15 DAYS SALE NOTICE UNDER THE RULE 9 (1) OF SARFAESI ACT, 2002</b></p> <p>The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost.</p> <p><b>Place :</b> DELHI <b>Date :</b> 18-Apr-2024 <b>Sd/- Authorised Officer, IIFL Home Finance Limited</b></p>				

**POSSESSION NOTICE - (For Immovable Property) Rule 8(1)**  
 Whereas, the undersigned being the Authorized Officer of IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IIFL-HFL) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, a Demand Notice was issued by the Authorized Officer of the company to the borrowers / co-borrowers mentioned herein below to repay the amount mentioned in the notice within 80 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said Rules. The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IFL Home Finance Limited for an amount as mentioned herein under with interest thereon.

The borrower's attention is invited to provisions of sub-section (8) of Section 13 of the Act, if the borrower clears the dues of the "IIFL-HFL" together with all costs, charges and expenses incurred, at any time before the date fixed for sale or transfer, the secured assets shall not be sold or transferred by "IIFL-HFL" and no further step shall be taken by "IIFL-HFL" for transfer or sale of the secured assets.

Name of the Borrower(s)	Description of secured asset (Immovable Property)	Total Outstanding Dues (Rs.)	Date of Demand Notice	Date of Possession
Mr. Jitender Mrs. Pinki Dary (Prospect No. IL10449979)	All that piece and parcel of Property out of Khawat No. 972, Khatori No. 1023 situated in Vil Farmana Khaz, Teh Maham, Distt Rohla, Haryana, 124112, Area Admeasuring (in Sq. Ft.) Property Type: Land Area, Built Up Area, Carpet Area, Property Area: 2635.00, 1879.00, 1503.00	Rs. 7,38,053.00/- (Rupees Seven Lakh Thirty Eight Thousand and Fifty Three Only)	10-Jan-2024	13-Apr-24
Mr. Dalbir Singh, Mr. Happy Mrs. Suman Rani (Prospect No. 966895, 972498)	All that piece and parcel of Property Comprised in Khawat No. 108, Situated in Village Bhojya, Tehsil Pehowand District/Kurukshetra, Haryana, 136118, Area Admeasuring (in Sq. Ft.) Property Type: Land Area, Super Built Up Area, Carpet Area, Built Up Area, Property Area: 2041.88, 1177.00, 1020.93, 1347.63	Prospect No. 966895 Rs. 119,84,910/- (Rupees Eleven Lakh Eighty Nine Thousand One Hundred and Fifty One Only) Prospect No. 972498 Rs. 1,19,84,910/- (Rupees One Lakh Eleven Thousand Nine Hundred and Sixty Four Only)	09-Jan-2024	13-Apr-24

For further details please contact to Authorised Officer at Branch Office: SCO-41F, First Floor, Sector-7, Main market, Kamal-132001 for Corporate Office Plot No.96, Phase-IV, Udyog Vihar, Gurgaon, Haryana.  
**Place: Haryana Date: 18/04/2024 Sd/- Authorised Officer, For IFL Home Finance Limited**

**POSSESSION NOTICE (For Immovable Property) Rule 8(1)**  
 Whereas, the undersigned being the Authorized Officer of IFL HOUSING FINANCE LIMITED under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(2) read with Rule 8 & 9 of the Security Interest (Enforcement) Rules 2002, issued a Demand Notice calling upon the following borrowers to repay the amount in the notice being mentioned below within 60 days from the date of receipt of the said notice.

LAN No.	Borrower/s	Amount	Demand Notice Date	13 (4) Rule 8 Date	Date of Possession	Property Address
LNDEL005 22-230017247	Akram Yamin and Ujjala Akram	Rs. 1,72,85,608/-	02.01.2024	12.03.2024	16.04.2024	HOUSE NO. 25 B, KHUKRAIN APARTMENT, PLOT NO. 30/1, SECTOR-13, ROHINI, PRASHANT VIHAR, SO- NORTH- WEST, DELHI-110085

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken Symbolic possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said Rules.

The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IFL HOUSING FINANCE LIMITED for an amount as mentioned herein under with interest thereon.

Date: 18.04.2024  
 Place: Delhi  
 Authorised Officer, IFL Housing Finance Ltd.

**DEUTSCHE BANK AG**  
 DEMAND NOTICE  
 Demand Notice under section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (herein after as the said "Act")

**1. Borrowers:** A. SV Industries, B. Mr. Siddharth Jain C. Mrs. Anita Jain,

(a) Residential properties being - 'All the piece and parcel of property being Residential Property being B-2/135, Ground Floor, Janakpuri, Delhi-110058, which is butted and bounded as follows: North- Service Lane 15' Wide; South- Property No. B-2/135-A; East : Road 40' Wide; West- Service Lane 15' Wide.'  
 Reference: - Loan against property Loan Account No. 300040121390019 for an amount of Rs. 1,40,50,000/- (Rupees One Crores Four Lacs Fifty Thousand only)  
 - GECL Account No. 320040121390019 amounting to Rs. 13,99,000/- (Rupees Thirteen Lacs Ninety Nine Thousand only)  
 - Working Capital Loan Account No. 100040121390019 for an amount of Rs. 3,00,00,000/- (Rupees Three Crores only)

a. Whereas Deutsche Bank A.G. having one of its places of business at Ground & 14th Floor, Hindustan Times House, 18-20, Kasturba Gandhi Marg New Delhi - 110001 (hereinafter referred as "Bank") had extended Working Capital & GECL facility to you, the Addressee. The said credit facility is secured inter alia by way of mortgage over the above mentioned immovable residential properties, (hereinafter referred to as the "Secured Assets").

b. That you, the Addressee have failed to maintain financial discipline in the loan account and as per the books of accounts maintained in the ordinary course of banking business by the Bank there exists an outstanding amount of Rs. 1,87,52,448.89 (Rupees One Crores Eighty Seven Lacs Fifty Two Hundred Four Hundred Forty Eight and Eighty Nine paisa only) as on 27.03.2024 and interest thereon till the receipt of complete dues.

c. In addition to the said outstanding dues, you are also liable to pay interest and Penal interests due in future till the entire outstanding dues are paid. Due to persistent default on the part of you the Addressee the loan account has been classified by the Bank as Non Performing Asset on 5th March, 2024 within the norms stipulated by the Reserve Bank of India.

d. In view of the above default, the Bank hereby calls upon you the Addressee to discharge in full your liabilities towards the Bank by making the payment of the entire outstanding dues including up to date interest, costs, and charges within 60 (sixty) days from the date of publication of this notice, failing which, the Bank shall be entitled to exercise all or any of the following rights:

- Take possession of the secured Asset including the right to transfer by way of lease, assignment or sale for realizing the Secured Asset.
- take over the management of the secured assets of the borrower including the right to transfer by way of lease, assignment or sale and realize the secured asset;
- Appoint any person (hereafter referred to as the manager), to manage the Secured Asset the possession of which has been taken over.

iv. Require at any time by notice in writing, any person who has acquired the Secured Asset and from whom any money is due or may become due from you the Addressee, to pay to the Bank, so much of the money as is sufficient to pay the secured debt.

v. Borrower, to pay the secured creditor, so much of the money as is sufficient to pay the secured debt.

e. That please be informed that you are hereby restrained from alienating (including by way of transfer, sale, lease or otherwise) or creating third party interest or dealing with the Secured Asset in any manner except with specific prior written permission from Bank. Be informed that any contravention thereof shall be punishable with imprisonment upto a period of one year or with fine or both.

Please note that this is the final notice. Needless to say that the Bank shall be within its right to exercise any or all of the rights referred to above against you the Addressee entirely at your risk, responsibility and costs.

**Natansh Kr. Pal**  
 Authorized Officer, Deutsche Bank AG  
 Dated: 18th April, 2024

**Pegasus Assets Reconstruction Pvt. Ltd.**  
 CIN No.: U65999MH2004PTC144113  
 Unit No. 106, Best Business Park, Plot No. P-2, Netaji Subhash Place, Opp. Fun Cinema, Pitampura New Delhi-110034  
 Corp. Office: 55-56, 5th Floor, Free Press House, Nariman Point, Mumbai-400021, Ph: 022-61884700  
 Regd. Office: 507, Dalamal House, Jammal Bajaj Road, Nariman Point, Mumbai-400021

**POSSESSION NOTICE [see rule 8(1)] (For Immovable Property)**  
 Whereas, The Authorised Officer of Pegasus Assets Reconstruction Private Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated 12.01.2024 calling upon the Borrowers/ Guarantors/ Mortgagees 1. **Ms Rajesh Gupta 2. Mr. Rajesh Gupta**, to repay the amount mentioned in Notice being **Rs. 4,61,60,849.55 (Rupees Four Crores Sixty One Lakhs Sixty Thousand Eight Hundred and Forty Nine and Fifty Five Paise Only)** as on 16.10.2023 together with further interests, plus costs, charges and expenses, etc. w.e.f. 17.10.2023 within 60 days from the date of the said Notice.

Dues of the said borrower along with underlying security interest was assigned in favour of Pegasus Assets Reconstruction Pvt. Ltd. acting in its capacity as Trustee for PEGASUS GROUP One Trust-IV (Pegasus) by Indus Bank Ltd. (IBL) vide Assignment Agreement dated 30th December 2008 under the provision of Section 5, of SARFAESI ACT 2002. Pegasus has stepped into the shoes of the IBL and all the rights, title and interest of IBL with respect to the financial assets along with underlying security interests, guarantees, pledges have vested with Pegasus in respect of the Financial Assistance Availed by the Borrowers and Pegasus exercises all its rights as the SECURED CREDITOR.

The Borrower having failed to repay the amount, Notice is hereby given to the Borrowers and the public in general that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said Rules on this 16th day April of the year 2024.

The Borrowers in particular & the public in general is hereby cautioned not to deal with the property & any dealings with the property will be subject to the charge of Pegasus Assets Reconstruction Private Limited for an amount of Rs. 4,61,60,849.55 as on 16.10.2023 with further interests, plus costs, charges and expenses, etc. w.e.f. 17.10.2023.

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

**DESCRIPTION OF THE IMMOVABLE PROPERTY**

All that piece and parcel of property bearing No. D-82, situated at Mahanagar Extension Scheme, Lucknow, Uttar Pradesh, Property is in the name of Mr. Rajesh Gupta S/O Late Shri B. M. Gupta land with construction area admeasuring 1620 Sq. Ft. Boundaries: East: House No. D-83, West: House No. D-81, North: 12' Wide Lane, South: 30' Wide Lane.

**Authorised Officer**  
 Pegasus Assets Reconstruction Pvt. Ltd.  
 (Pegasus Group One Trust-IV)  
 Date: 18.04.2024  
 Place: Lucknow, Uttar Pradesh

**Pegasus Assets Reconstruction Pvt. Ltd.**  
 CIN No.: U65999MH2004PTC144113  
 Unit No. 106, Best Business Park, Plot No. P-2, Netaji Subhash Place, Opp. Fun Cinema, Pitampura New Delhi-110034  
 Corp. Office: 55-56, 5th Floor, Free Press House, Nariman Point, Mumbai-400021, Ph: 022-61884700  
 Regd. Office: 507, Dalamal House, Jammal Bajaj Road, Nariman Point, Mumbai-400021

**POSSESSION NOTICE [see rule 8(1)] (For Immovable Property)**  
 Whereas, The Authorised Officer of Pegasus Assets Reconstruction Private Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated 17.01.2024 calling upon the Borrowers/ Guarantors/ Mortgagees 1. **Ms Gupta Hardware & Paints Store, 2. Mr. Rajesh Gupta** to repay the amount mentioned in Notice being **Rs.4,55,15,086.96 (Rupees Four Crores Fifty Five Lakhs Fifteen Thousand and Eighty Six and Ninety Six Paise Only)** as on 16.10.2023 together with further interests, plus costs, charges and expenses, etc. w.e.f. 17.10.2023 thereon within 60 days from the date of the said Notices.

Dues of the said borrower along with underlying security interest was assigned in favour of Pegasus Assets Reconstruction Pvt. Ltd. acting in its capacity as Trustee for PEGASUS GROUP One Trust-IV (Pegasus) by Indus Bank Ltd. (IBL) vide Assignment Agreement dated 30th December 2008 under the provision of Section 5, of SARFAESI ACT 2002. Pegasus has stepped into the shoes of the IBL and all the rights, title and interest of IBL with respect to the financial assets along with underlying security interests, guarantees, pledges have vested with Pegasus in respect of the Financial Assistance Availed by the Borrowers and Pegasus exercises all its rights as the SECURED CREDITOR.

The Borrower having failed to repay the amount, Notice is hereby given to the Borrowers and the public in general that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said Rules on this 16th day April of the year 2024.

The Borrowers in particular & the public in general is hereby cautioned not to deal with the property & any dealings with the property will be subject to the charge of Pegasus Assets Reconstruction Private Limited for an amount of Rs. 4,55,15,086.96 as on 16.10.2023 with further interests, plus costs, charges and expenses, etc. w.e.f. 17.10.2023.

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

**DESCRIPTION OF THE IMMOVABLE PROPERTY**

All that piece and parcel of property bearing Khassa No. 357, situated at Village Ganespur, Rehmanpur, Pargana, Tehsil & District Lucknow, Uttar Pradesh, property is in the name of Mr. Rajesh Gupta S/O Late Shri B. M. Gupta, land area admeasuring 1 Bigha (2530.32 Sq. Meter Approx.) Registered as per Sale Deed No. 13583 dated 20.06.1986. Boundaries: East: 4 M wide lane, West: Goel Complex and apartment, North: Goel Flats, South: 30 M land part of Faizabad Road.

**Authorised Officer**  
 Pegasus Assets Reconstruction Pvt. Ltd.  
 (Pegasus Group One Trust-IV)  
 Date: 18.04.2024  
 Place: Lucknow, Uttar Pradesh

**Chola**  
 CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED  
 Corporate Office:- "Chola Crest", C54 & C55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032, Tamil Nadu, India.  
 Branch Address:- Hall No.H-3, 3rd Floor, Padam Plaza, Plot No.5, Sector-16-B, Awasthika Vikas Sankaraj Vojna, Agra-282007.

**POSSESSION NOTICE [Under Rule 8 (1)]**  
 Whereas, the undersigned being the Authorized Officer of M/s. Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 hereinafter called the Act and in exercise of powers conferred under Section 13(2) read with Rules 9 of the Security Interest (Enforcement) Rules, 2002 issued demand notices calling upon the borrowers, whose names have been indicated in Column [B] below on dates specified in Column [C] to repay the outstanding amount indicated in Column [D] below with interest thereon within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrowers in particular and the Public in general that the undersigned has taken Symbolic possession of the properties mortgaged with the Company described herein below of the Columns on the respective dates mentioned in Column [E] in exercise of the powers conferred on him under Section 13(4) of the Act read with Rule 9 of the Rules made there under.

The borrowers in particular and the Public in general are hereby cautioned not to deal with the properties mentioned below and any such dealings will be subject to the charge of M/s. Cholamandalam Investment And Finance Company Limited for an amount mentioned in Column [D] along with interest and other charges.

Under section 13 [8] of the Securitisation Act, the borrowers can redeem the secured asset by payment of the entire outstanding including all costs, charges and expenses before notification of sale.

Sl. No.	Name and Address of Borrower & Loan A/c No.	Date of Demand Notice	Outstanding Amount	Date of Possession
[A]	[B]	[C]	[D]	[E]
1	Loan Account No's: X0EAEHE0001464814 and X0EAEHE0002432028 and HE02AHE0000003685: 1. Sanjeev Kumar Agarwal, 85/A/4, Menka Palace, Near Yamunoti Enclave, Karamoyi, Bakhshwar, Kamla Nagar, Agra, Uttar Pradesh-282005. 2. Sunita Agarwal, House No.55, Amita Vihar, Near Park ke Samne, Karamoyi, Kamla Nagar, Agra, Uttar Pradesh-282005. 3. Anil Kumar Agarwal, 10, Janakpuri, Phase-2, Manoharpur, Dayal Bagh, Agra, Uttar Pradesh-282005. 4. Laxmi Sanjeev Kumar, 85/A/4, Menka Palace, Near Yamunoti Enclave, Karamoyi, Bakhshwar, Kamla Nagar, Agra, Uttar Pradesh-282005. 5. Rajeshwari Devi, 34, Annoo Enclave (Old Parag Enclave), Yamuna Vihar, Near Brijdham, Karmoyi, Kamla Nagar, Agra, Uttar Pradesh-282005. Also at: 119, Ground Floor, Block No.36/2/4, Agra, Uttar Pradesh-282002. 7. All Legal Heirs of Manish Singhal, 34, Annoo Enclave (Old Parag Enclave), Yamuna Vihar, Near Brijdham, Karmoyi, Kamla Nagar, Agra, Uttar Pradesh-282005. Also at: House No.55, Amita Vihar, Near Park ke Samne, Karamoyi, Kamla Nagar, Agra, Uttar Pradesh-282005. 8. Shri Suresh Chand Singhal Sikshan Sansthan, 34, Annoo Enclave (Old Parag Enclave), Yamuna Vihar, Near Brijdham, Karmoyi, Kamla Nagar, Agra, Uttar Pradesh-282005.	16-04-2024		
[A]	[B]	[C]	[D]	[E]
2	Loan Account No's: X0EAEHE00002195017: 1. Mohmmad Shan (Applicant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003. 2. Ms Zeeshan Oil Trading Company (Co-Applciant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003. 3. Mohmmad Nasteen (Co-Applciant), 3/147, ZeenKhana, Chhatta Bazar, Belan Ganj, Agra, Uttar Pradesh-282004. 4. Reshma Begum (Co-Applciant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003.	17-03-2023	Rs. 47,40,274 as on 04-03-2023 and interest thereon.	16-04-2024

**DESCRIPTION OF THE IMMOVABLE PROPERTIES: PROPERTY 1:-** Residential House No.55, Municipal Corporation No.32D/AB/55 bearing at Khassa No.117 situated at Amita Bihari, Mauza Ghatwasan Muskil, Hari Parwat Ward, Kamla Nagar, Tehsil and District Agra (measuring area 83.61 Sq.Mtrs) which is Bounded as under- East: House No.56 of Shree Kishan Sharma, West: House No.54 of Sudendra Kumar Jain, North: Road 9' Mtrs wide and Park, South: Other's Land.

**PROPERTY 2:-** House at Plot No. 34 total area admeasuring 123 Sq.Mtrs Parag Enclave, Yamuna Vihar, Mauza Ghatwasan, Hari Parwat Ward, Tehsil and District Agra, Uttar Pradesh which is Bounded as under: East: Vacant Plot Area, West: Rasta - 4.26 Mtrs Wide, North: Land of Real Construction, South: Rasta - 18.28 Mtrs Wide.

Sl. No.	Name and Address of Borrower & Loan A/c No.	Date of Demand Notice	Outstanding Amount	Date of Possession
[A]	[B]	[C]	[D]	[E]
1	Loan Account No's: X0EAEHE00002195017: 1. Mohmmad Shan (Applicant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003. 2. Ms Zeeshan Oil Trading Company (Co-Applciant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003. 3. Mohmmad Nasteen (Co-Applciant), 3/147, ZeenKhana, Chhatta Bazar, Belan Ganj, Agra, Uttar Pradesh-282004. 4. Reshma Begum (Co-Applciant), 3/44-A/1, Kala Mahal, Agra, Uttar Pradesh-282003.	17-03-2023	Rs. 47,40,274 as on 04-03-2023 and interest thereon.	16-04-2024

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** Property bearing HN.No.684/1 and New No.3/14 A, measuring area 87.5 sq mtrs, situated at Gali Thana, Chhatta, Agra. Bounded as: East: Property of Abdul Malik, West: Property of Mohd. Haroon, North: Parshuram Inter College, South: Road.

Date: 18-04-2024  
 Place: Agra, Uttar Pradesh  
 Sd/- Authorised Officer  
 M/s. Cholamandalam Investment and Finance Company Limited

**FORM A**  
**PUBLIC ANNOUNCEMENT**  
 [Under Regulation 6 of the Insolvency and Bankruptcy Board of India (Insolvency Resolution Process for Corporate Persons) Regulations, 2016]  
**FOR THE ATTENTION OF THE CREDITORS OF**  
**RUDRA BUILDWELL CONSTRUCTIONS PRIVATE LIMITED**

**RELEVANT PARTICULARS**

Sr.	Name of Corporate Debtor	Rudra Buildwell Constructions Private Limited
1.	Name of Corporate Debtor	Rudra Buildwell Constructions Private Limited
2.	Date of Incorporation of Corporate Debtor	06.10.2010
3.	Authority under which Corporate Debtor is incorporated / registered	Registrar of Companies, Delhi
4.	Corporate Identity No. / Limited Liability Identification No. of Corporate Debtor	U45400DL2010PTC208162
5.	Address of the registered office and principal office (if any) of Corporate Debtor	Regd. Off-314, E/F, Pocket-D, Mayur Vihar PH-II, East Delhi, Delhi-110091, India Admn Off- Flat No. 153, Pocket A, Ground Floor, Mayur Vihar PH-II, Delhi-110091, India
6.	Insolvency commencement date in respect of Corporate Debtor	15.04.2024 (Order was communicated to the IRP on 16.04.2024)
7.	Estimated date of closure of insolvency resolution process	13.10.2024
8.	Name and Registration number of the insolvency professional acting as Interim Resolution Professional	Mr. Mohit Goyal Regn.No: IBB/PA-001/1P-P-02395/2021-2022/13636 AFA Valid upto: 28.05.2024
9.	Address & email of the interim resolution professional, as registered with the board	17, LGF, Defence Enclave, Vikas Marg, East Delhi, Delhi-110092. Email : camohitgoyal@gmail.com
10.	Address and e-mail to be used for correspondence with the Interim Resolution Professional	17, LGF, Defence Enclave, Vikas Marg, East Delhi, Delhi-110092. Email : rudracpr@gmail.com
11.	Last date for submission of claims	30.04.2024
12.	Classes of creditors, if any, under clause (b) of sub-section (6A) of section 21, ascertained by the Interim Resolution Professional	Home Buyers
13.	Names of insolvency professionals identified to act as authorized representative of creditors in a class (three names for each class)	1. Mr. Satish Kumar Chugh Regn. No.: IBB/PA-003/1P-P-00270/2020 2021/13196 Add.: 111-B, Pocket-F, Mayur Vihar Phase-II, East Delhi, Delhi-110091 2. Ms. Jayanti Jain Regn. No.: IBB/PA-001/1P-P-01559/2018-19/12426 Add.: 202-H, 2nd Floor, Paras Bazar, Gali Ghante Wali, Chanay Chowk, New Delhi-110006 3. Mr. Atul Mittal Regn. No.: IBB/PA-001/1P-P-00439/2017-18/10762 Add.: 174, Balco Apartments, Plot No. 58, IP Extn., Palpurganj, Delhi-110092
14.	(a) Relevant forms and (b) Details of authorized representatives (AR) are available at:	(a) <a href="https://ibbi.gov.in/en/home/downloads">https://ibbi.gov.in/en/home/downloads</a> (b) Details of AR are available at their respective addresses given in Point-13

Notice is hereby given that the National Company Law Tribunal has ordered the commencement of the corporate insolvency resolution process of the **Mis Rudra Buildwell Constructions Private Limited** on 15.04.2024.

The creditors of **Mis Rudra Buildwell Constructions Private Limited**, are hereby called upon to submit their claims with proof on or before 30.04.2024 to the Interim Resolution Professional at the address mentioned against entry No. 10.

The financial creditors shall submit their claims with proof by electronic means only. All other creditors may submit the claims with proof in person, by post or by electronic means.

A financial creditor belonging to a class, as listed against the entry No. 12, shall indicate its choice of Authorized Representative (AR) from among the three insolvency professionals listed against entry No. 13 to act as Authorized Representative of the Class of Home Buyer's in Form CA.

Submission of false or misleading proofs of claim shall attract penalties.

Date: 15.04.2024  
 Place: Delhi  
 Regn. No.: IBB/PA-001/1P-P-02395/2021-2022/13636  
 Mohit Goyal  
 Sd/-

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 CIN: L6519KL1951PLC000368 Website: [www.federalbank.co.in](http://www.federalbank.co.in)

**NOTICE U/S 13 (2) OF SARFAESI ACT 2002, (hereinafter referred to as Act) r/w Rule 3(1) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002.**

(1) **Mrs Sashi Bala, W/o Late Vinod Juneja and legal heir of Late Vinod Juneja Sole Prop: Ms Juneja Departmental Store** Having its place of Business at 267, New Sukhdev Nagar, Panipat, Haryana-132103.  
 (2) **Mr Deepak Juneja, S/O Late Vinod Juneja and legal heir of Late Vinod Juneja**  
 (3) **Mr Ransaj Juneja, S/O Late Vinod Juneja and legal heir of Late Vinod Juneja**  
 (4) **Ms Rajita Juneja D/O Late Vinod Juneja and legal heir of Late Vinod Juneja**  
 (5) **Mrs Sheena Juneja, W/o Mr Pankaj Juneja, 1 to 5 Residing at House No 267/A, Sukhdev Nagar, Panipat District, Haryana-132103.**  
 (6) **Mrs Suman Sharma, W/o Mr Nand Sharma**, residing at House No 669/1, New Sukhdev Nagar, Panipat, Haryana 132103.

The 1<sup>st</sup> of you as principal borrower, 2<sup>nd</sup> to 5<sup>th</sup> as co-obligants/availed:  
 (a) Term Loan (Parameterised) with number 1546710000037 of ₹ 50,00,000/- (Rupees Fifty Lakh Only) on 26.09.2016.  
 The 1<sup>st</sup> of you as principal borrower, 2<sup>nd</sup> to 6<sup>th</sup> as co-obligants, availed:  
 (b) Term Loan (Credit Plus) with number 15466900000163 of ₹ 53,00,000/- (Rupees Fifty Three Lakh Only) on 26.09.2016.  
 (c) Cash Credit (CC-SME-Parameterised) limit with number 15465500000524 of ₹4,00,00,000/- (Rupees Four Crores Only) on 06.04.2017 from our Bank's Panipat Branch, after executing necessary security agreements / loan documents in favour of the Bank.

Towards the security of the aforesaid credit facility availed from the Bank, you have created security interest in favour of the Bank by way of hypothecation in respect of the following movable property.

**DESCRIPTION OF HYPOTHECATED MOVABLE PROPERTY**