

Pune City Zone : Yashomangal, 4th Floor, F.C. Road, Shivaji Nagar, Pune-411005. Ph: 020-25573419/3420

RFP for Electrical Audit
Bank of Maharashtra, Pune City Zone intends to conduct Electrical Audit of 68 branches of Pune City Zone, Zonal Office and Currency Chest Pune from service providers. The detailed information regarding the RFP is available on Bank's website www.bankofmaharashtra.intenders. The last date for submission of RFP is 24/05/2023 by 5.00 pm.

Form No. INC-26
[Pursuant to rule 30 the Companies (Incorporation) Rules, 2014] Advertisement to be published in the newspaper for change of registered office of the company from one state to another

77PI INNOVATIONS AND EDUCATION PRIVATE LIMITED having its registered office at FI - 210 Bldg - 87, Xrbia Sr No. 38/2, 38/3, 39/5, Mulshi, Pune - 412 115

Notice is hereby given to the general public that the above named petitioner Company proposes to make an application to Central Government under Section 13 of the Companies Act, 2013, seeking confirmation of alteration of the Memorandum of Association of the Company in the terms of Special Resolution passed at the Extra Ordinary General Meeting held on Monday, April 17, 2023 at 11:00 AM at 12/330, Gwalto, Kanpur - 208001 to enable the Company to change its Registered Office from its Present Location FI - 210 Bldg - 87, Xrbia Sr No. 38/2, 38/3, 39/5, Mulshi, Pune - 412 115, in the State of Maharashtra to 12/330, Gwalto, Kanpur - 208001, in the State of Uttar Pradesh.

TATA CAPITAL HOUSING FINANCE LIMITED
Regd. Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400013. CIN No. U67190MH2008PLC187552

DEMAND NOTICE
Under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("Rules")

Whereas the undersigned being the Authorised Officer of Tata Capital Housing Finance Limited (TCHFL) under the Act and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Rules already issued detailed Demand Notices under Section 13(2) of the Act, calling upon the Borrower(s)/Co-Borrower(s)/Guarantor(s) (all singularly or together referred to "Obligors")/Legal Heir(s)/Legal Representative(s) listed hereunder, to pay the amounts mentioned in the respective Demand Notice/s, within 60 days from the date of the respective Notice/s, as per details given below. Copies of the said Notices are served by Registered Post A.D. and are available with the undersigned, and the said Obligor(s)/Legal Heir(s)/Legal Representative(s), may, if they so desire, collect the respective copy from the undersigned on any working day during normal office hours.

Table with columns: Sr. No., Loan A/c No., Name of Obligor(s)/Legal Heir(s)/Legal Representative(s), Total Outstanding Dues (Rs.) as on below date, Date of Demand Notice & Date of NPA.

Description of the Secured Assets/Immovable Properties/ Mortgage Properties:
Schedule A: All that consisting of Flat No. 10 measuring area 730 Sq. Ft. i.e. 67.84 Sq. Mtrs. on Second Floor, along with balcony (terrace) admeasuring area 80 Sq. Ft. i.e. 7.43 Sq. Mtrs. in Wing No. 'C' in the Building 'Shri Swami Balaji' constructed on the land bearing S. No. 8 Hissa No. 3, situated at village Shivane, Taluka Haveli, Dist. Pune.

Table with columns: Sr. No., Loan A/c No., Name of Obligor(s)/Legal Heir(s)/Legal Representative(s), Total Outstanding Dues (Rs.) as on below date, Date of Demand Notice & Date of NPA.

Description of the Secured Assets/Immovable Properties/ Mortgage Properties:
Schedule A: The Residential Flat admeasuring 42.83 Sq. Mtrs. (equivalent to 461 Sq. Ft.) carpet area bearing No. 108 situated on the First Floor in 'C1' Building of the said Complex to be known as 'Xrbia Abode' under construction on the land admeasuring 2 Hectares 91.36 Ares bearing Gat No. 240 out of land totally admeasuring 8 Hectares 65 Ares as per the sanctioned layout plan of project known as 'Xrbia Abode' lying and being village Jambhul, Taluka Maval, District Pune and within the limits of the Zilla Parishad village Jambhul and Grampanchayat village Jambhul.

Table with columns: Sr. No., Loan A/c No., Name of Obligor(s)/Legal Heir(s)/Legal Representative(s), Total Outstanding Dues (Rs.) as on below date, Date of Demand Notice & Date of NPA.

Description of the Secured Assets/Immovable Properties/ Mortgage Properties:
Schedule A: Plot No. 30/1 Western Side land admeasuring 140.40 Sq. Mtrs. out of New Survey No. 22/2A (Old Survey No. 218/2A), Situated at Majrewadi, Taluka North Solapur, Dist. Solapur. Bounded as under: East: Remaining portion of Land, South: Road, West: Plot No. 31, North: Plot No. 35.

Table with columns: Sr. No., Loan A/c No., Name of Obligor(s)/Legal Heir(s)/Legal Representative(s), Total Outstanding Dues (Rs.) as on below date, Date of Demand Notice & Date of NPA.

Description of the Secured Assets/Immovable Properties/ Mortgage Properties:
Schedule A: All that piece and parcel of property bearing Bungalow / Plot No. E-4 admeasuring 2145 Sq. Ft. along with construction on the Ground Floor admeasuring 771 Sq. Ft. built up area + on first floor admeasuring 545 Sq. Ft. built up area + terrace admeasuring 146 Sq. Ft. (total built up area 1389 Sq. Ft.) + Garden admeasuring 1375 Sq. Ft. i.e. (total salable area 1843 Sq. Ft.) in the project 'Daffodils Phase 1 (A) Co-Operative Housing Society' construction on Gat No. 323/1, 322, 321, 230 being in Grampanchayat No. 0347 being and lying at Village Somatane, Taluka and Sub Registration District Maval, District and Registration District Pune within the limits Pancharaj Samil Maval and Zilla Parishad Pune, and bounded as follows: On or towards East: By Bungalow No. D, 4, On or towards West: By Colony Road, On or towards North: By Bungalow No. E3, On or towards South: By Compound Wall.

Table with columns: Sr. No., Loan A/c No., Name of Obligor(s)/Legal Heir(s)/Legal Representative(s), Total Outstanding Dues (Rs.) as on below date, Date of Demand Notice & Date of NPA.

Description of the Secured Assets/Immovable Properties/ Mortgage Properties:
Schedule A: All that consisting of Flat No. 1206 admeasuring 49.08 Sq. Mtrs. (Carpet) along with enclosed balcony admeasuring 6.97 Sq. Mtrs. + Terrace admeasuring 9.1 Sq. Mtrs. on Twelfth Floor in Building / Wing 'D' in 'Kolossus Green City', constructed on land bearing Gat No. 77 admeasuring 1 H 38 R and Gat No. 78 admeasuring 51 R, situated at Chikhali, Tal. Haveli, Dist. Pune.

*with further interest, additional interest at the rate as more particularly stated in respective Demand Notices, incidental expenses, costs, charges etc incurred till the date of payment and/or realization. If the said Obligor(s) shall fail to make payment to TCHFL as aforesaid, then TCHFL shall proceed against the above Secured Asset(s)/Immovable Property (ies) under Section 13(4) of the said Act and the applicable Rules entirely at the risk of the said Obligor(s)/Legal Heir(s)/Legal Representative(s) as to the costs and consequences.

RAJARSHI SHAHU SAHAKARI BANK LTD, PUNE
597, Shukrawar Peth, Shahu Complex, Shukrawar Peth, Pune 411 002. Branch - Bibewadi Pune - 411037. Mob. 9689825829

APPENDIX IV [RULE 8 (1)] POSSESSION NOTICE (for Immovable Property)
Under section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 you all have been served with notices regarding the following loan account.

The under designed being the authorized officer of the Rajarshi Shahu Sahakari Bank Ltd., Pune Under section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, read with the rule 9 of the security interest (Enforcement) Rule, 2002 has been served upon you a demand notice dated on 16/12/2022 calling upon the Borrower Mr. Akash Laxman Karanjwane & others mentioned herein above to repay the amount mentioned in the said notice, have been received by each one of you on 19/12/2022. As per demand notice amount required to be paid is Rs. 16,43,909/- (Rs. Sixteen Lacs Forty Three Thousand Nine Hundred Nine Only) along with interest, penal interest, expenses and charges thereon till today. However each of you has failed to comply i.e. you has failed to repay within sixty days and time to time. As on today, the amount required to be paid is Rs. 14,12,224/- (Rs. Fourteen Lacs Twelve Thousand Two Hundred Twenty Four Only) and along with interest, penal interest, expenses and charges thereon till today. Loan account number 1258/82 Bibewadi Branch. The above mentioned account is in NPA since dated 14/07/2022 and NPA status category. As today total loan outstanding is Rs. 14,12,224/- (Rs. Fourteen Lacs Twelve Thousand Two Hundred Twenty Four Only) along with interest, penal interest, expenses and charges thereon till today.

As the borrower having failed to repay the amount as demanded, now notice is hereby given to the borrower, co-borrower, sureties, mortgagors and the public in general that the undersigned has taken possession of the properties described here below in exercise of power conferred on him under section 13(4) of the said Act, read with rule 9 of the said Property Symbolic possession is taken on dated 26/04/2023.

The borrower, co-borrower, sureties, mortgagors in particulars and public in general is hereby cautioned not to deal with the property and that any dealings with the property will be subjected to a charge of Rajarshi Shahu Sahakari Bank Ltd., Pune Bibewadi branch, pune for an amount as on today of Rs. 14,12,224/- (Rs. Fourteen Lacs Twelve Thousand Two Hundred Twenty Four Only) along with interest, penal interest, expenses and charges thereon till today.

The borrower, co-borrower, sureties, mortgagors are hereby inform that if the above mentioned amount as on today Rs. 14,12,224/- (Rs. Fourteen Lacs Twelve Thousand Two Hundred Twenty Four Only) along with interest, penal interest, expenses and charges thereon till today is not paid to the bank within a period of thirty days from the date of publication of this notice, the undersigned shall sell the below mentioned immovable properties by private treaty or by public auction or by calling tender under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

Description of the Immovable Property Annexure
All That piece and parcel of Plot Property admeasuring 21528 Sq.ft.i.e. 2000 sq.mtrs.alongwith existing ground and first floor construction thereon totally admeasuring 2902 Sq.mtrs.i.e. 269.70 sq.mtrs. out of S.No. 44/4, Bavdhan Kh., Tal. Mulshi, Dist. Pune totally admeasuring 23.75 Ares+21 Ares i.e. admeasuring 00 H. 44.75 Ares and within the limits of the registration District Pune, Sub District Taluka Haveli Pune.

Date: 20/04/2023
Place: Pune
Rajarshi Shahu Sahakari Bank Ltd., Pune

Union Bank of India
Baramati Branch : Shop No. 4, 5, 6 Avdhoth Plaza, Bhigwan Road, Baramati, Dist. Pune - 413102, Ph : 02112-221032 Email : ubin0560596@unionbankofindia.bank

[Rule - 8 (1)] POSSESSION NOTICE
Whereas, the undersigned being the Authorized Officer of Union Bank of India, Baramati Branch : Shop No. 4, 5, 6 Avdhoth Plaza, Bhigwan Road, Baramati, Dist. Pune - 413102 under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 (Act No. 54 of 2002) and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules 2002 issued demand notices on the dates mentioned below calling upon the following Borrowers / Guarantors to repay the amounts mentioned in the said notices together 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 and the public in general that the undersigned has taken Symbolic Possession of the properties described herein below in exercise of powers conferred on him/her under Sub Section (4) of section 13 of the Act read with Rule 8 of the Said Rules on the dates mentioned below.

The Borrowers in particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of Union Bank of India, Baramati Branch for the amounts mentioned below and interest thereon. The Borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available to the borrower to redeem the secured assets

Table with columns: Sr. No., Name of Borrower / Guarantor, Outstanding Amount in Rs., Date of Demand Notice, Date of Possession.

Date : 27/04/2023, 28/04/2023
Place : Baramati
Authorised Officer, Union Bank of India

Pune Recovery Branch : 1162/6, Ganesh Khind-University Road, Near Observatory, Next to Hardik Hospital, Shivajinagar Pune 411005, Ph. No. : 020-25531312 Email : Recovery.Pune@bankofindia.co.in

E-Auction Sale Notice of Immovable / Movable Assets charged to the Bank on 25/05/2023, Between 11.00 AM To 5.00 PM (IST)

E-auction sale notice for sale of Immovable / Movable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 6(2)f & 9(1) 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 / Movable Properties mortgaged / charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Bank of India (secured creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" basis on the below mentioned date for recovery of the sum due to the secured creditor from the Borrower(s) and Guarantor(s) as mentioned below.

Table with columns: S. N., Name of Branch and Name of Guarantors and Outstanding Amount, Address of Borrowers / Guarantors and Outstanding Amount, Brief Description of Property, Reserve Price EMD (Rs. in lakhs), Date of Demand Notice, Date & type of Possession, E-mail Id / Contact No. of Authorised Officer.

Terms & Conditions: (1) E-Auction is being held on AS IS WHERE IS, AS IS WHAT IS, AS IS AND WITHOUT RECOURSE BASIS with all the known and not known encumbrances and the Bank is not responsible for title, condition or any other fact affecting the asset. The details shown above are as per records available with the Bank. The auction bidder should satisfy himself about actual measuring and position of assets. The actual measures and position of asset may differ and authorized officer may not be held responsible for that. Auction sale / bidding would be only through "Online Electronic Bidding" process through the website https://www.mstcecommerce.com/auctionhome/ibapi (2) EMD Amount will be directly paid to MSTC vide generated challan, EMD E wallet should reflect the EMD Amount before start of E-Auction process in order to participate in bidding. (3) Date and time of Auction on 25/05/2023 between 11.00 AM to 5.00 PM (IST). Unlimited extension of 10 Minutes each. (4) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000/- (5) The intending bidders should hold a valid e-mail id, mobile no., scan copy of pan card and address proof such as passport, election commission card, Adhar card, driving license etc. to register their names at portal https://www.mstcecommerce.com and get their User ID and password free of cost from MSTC whereupon they will be allowed to participate in online e-auction. (6) Prospective bidders may avail online training on E-Auction from MSTC Contact Persons Mr. Arindham Bhattacharjee (M) 9330102643 / (033) 23400027 (e-mail) ibapi@ mstcecommerce.com, (7) Earnest Money Deposit (EMD) 10% of reserve price shall be payable through RTGS/NEFT/Fund Transfer to credit the same to MSTC vide generated challan. (8) The BID should be submitted online along with acceptance of terms and conditions of this notice. (9) EMD amount shall be adjusted in case of the highest / successful bidder, otherwise refunded to E wallet on finalization of sale. The EMD shall not carry any interest. (10) Interested parties can inspect the assets at site tentatively on 18/05/2023 between 11.00 AM to 5.00 PM. For inspection of assets please contact Respective Branch. (11) The highest / successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, immediately/ latest by the next working day to concerned branch mentioned against the property and the balance 75% of the sale price to be deposited on or before 15th day of the sale or within such an extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer. In case of default in payment by the successful bidder, the amount already deposited by the bidder shall be liable for forfeit and assets shall be put to re-auction and the defaulting bidder shall have no claim right in respect of asset/amount. (12) The highest bidder shall be declared to be the successful bidder / purchaser of the assets mentioned herein provided otherwise he is legally qualified to bid. (13) If only single bid is received, the said bidder will be declared successful only if he has quoted above the reserve price. (14) Nothing in this notice constitutes or will be deemed to constitute any commitment or representation on the part of the Bank to sell the above assets. Bank / Authorized Officer reserves the right to cancel the sale for any reason it may deem fit or even without assigning any reason and such cancellation shall not be called in question by the bidders. (15) The purchaser shall bear the applicable stamp duties/additional stamp duty / transfer charges, fee etc. and also all the statutory / non statutory dues, taxes, assessment charges, fees etc. owing to anybody. (16) The intending bidders should make their own independent inquiries regarding the encumbrances, title of the assets/put on auction and claims / rights / dues / effecting the asset, before submitting bid. The asset is being sold with all the existing and future encumbrances whether known or unknown to bank. The authorized officer / Secured creditor shall not be responsible in any way for any third party claims / right / dues. (17) Payment of sale consideration by the successful bidder to the bank will be subject to TDS under Section 194-1A of Income Tax Act 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75% of the bid amount. (18) Any dispute/ differences arising out of sale of the asset offered for sale shall be subjects to the exclusive jurisdiction of the Courts/ Tribunals at Pune only. (19) Bidders should visit https://ibapi.in and https://www.mstcecommerce.com/auctionhome/ibapi for registration and bidding guidelines. (20) In the event of inconsistency or discrepancy between English version and Marathi version of the notice the English version shall prevail.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 6(2)(f) & 9(1) OF THE SARFAESI ACT, 2002

The borrower / guarantors/ mortgagors are hereby notified to pay the sum as mentioned above along with interest, other charges and ancillary expenses before the date of e-Auction, failing which the asset will be auctioned / sold and balance dues, if any, will be recovered with interest and cost.

Special Instruction / Caution

Bidding in the last minutes / seconds should be avoided by the bidders in their own interest. Neither Bank of India nor the Service provider will be responsible for any lapses / failure (Internet failure, Power failure, etc.) on the part of the vendor, in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Date : 02/05/2023
Place : Pune
Authorised Officer, Bank of India