ONLINE E – AUCTION SALE OF ASSETS

Phoenix ARC Limited

Reg Office: Wallace Towers, 3rd Floor, 139/140/B/1, Crossing of Shar Road and Western Express Highway, Ville Parle (E), Mumbai – 400057, Tel : 022- 68492450, Fax : 022- 67412313, CIN-U67190MH2007PLC168303; Email :info@phoenixarc.co.in:Website: www.phoenixarc.co.in

In exercise of the powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002 (RULES) and pursuant to the possession of the secured asset of the borrower/guarantors/mortgagors mentioned hereunder vested with the Authorised Officer under the said SARFAESI Act and RULES for recovery of the secured debts, the Authorised Officer has decided to sell the secured assets by auction sale.

Notice is hereby given to the public in general and to the borrower/guarantors/mortgagors in particular, that the under mentioned properties mortgaged to Phoenix ARC Limited (Formerly Known as Phoenix ARC Private Limited) acting in capacity as Trustee of Phoenix Trust-FY26-13 (Phoenix) (pursuant to assignment of debt by Varthana Finance Private Limited (Formerly Known as Thirumeni Finance Private Limited) mentioned below (Assignor Banks) in favour of Phoenix vide the respective Assignment Agreements more particularly mentioned below) will be sold on "**AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" condition**, by way of "**online e-auction"** for recovery of dues and further interest, charges and costs etc. as detailed below i**n terms of the provisions of SARFAESI Act read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002)** through website **https://www.bankeauctions.com** as per the details given below:

Name of Borrower	1.SARASWATI VIDHYA VIHAR SR SEC SCHOOL 2.SARASWATI VIDYA VIHAR SAMITI
Name of Co-Obligant/Guarantors /Mortgagors/ Partners	1. Mr. Lekhraj Saini, 2. Mr. Chhagan Lal Saini, 3. Mr. Mukut Bihari
Amount due	**Rs.40,54,935/- (Rupees Forty Lakhs Fifty-Four Thousand Nine Hundred Thirty-Five Only)** as on **11.03.2021** together with further interest and other cost and charges and expenses as mentioned in the Demand Notice dated **17.03.2021**
Details of Assignment	Varthana Finance Pvt Ltd - Date of Assignment – 29.12.2025
Outstanding amount as on 31-08-2026	**Rs. 83,36,936.28/- (Rupees Eighty-Three Lakhs Thirty-Six Thousand Nine Hundred Thirty-Six & Twenty-Eight Only)**
Description of Immovable Properties:	
All that piece and parcel of the property bearing katha No. 784, Ward No. 23, totally measuring 189 sq. Mts., comes within the Municipal jurisdiction of Bandi Kui, Jaipur district. bounded as follows: On the South By-Chowka on the North By-Remaining portion of the property On the East By-Ramsahay House on the West By-10 feet Road MODTD executed by Chaggan S/o. Narayan Lal and Lekhraj Saini S/o Narayan Lal as document No. 2039, dated 31.03-2017 at Sub Registrar Office Bandi Kui, Baswa and sanctioned loan amount mentioned as Rs.15,00,000/-	
Possession details	In Physical Possession
Date Time of Inspection of Property	On request
Reserve Price	**Rs. 66,33,900/- (Rupees Sixty-Six Lakhs Thirty-Three Thousand Nine Hundred Only)**
Earnest Money Deposit	**Rs. 6,63,390/- (Rupees Six Lakh Sixty-Three Thousand Three Hundred Ninety Only)**
EMD Remittance Details: Bank Account – "Phoenix Trust-FY26-13" Account No: 9049919809 ; Kotak Mahindra Bank Limited, Branch: Kalina, Mumbai, IFSC Code: KKBK0000631	
Incremental Value	Rs. 50,000/- (Rupees Fifty Thousand Only) & in such multiples
Last date for submission of EMD	08.10.2026 (Thursday) on or before 05:00 pm
Date & Time of E-Auction	10.10.2026 (Saturday) 11:00 am to 01.00 pm

Link for Tender documents of the property: https://phoenixarc.co.in?p=7469

Terms and Conditions of E- Auction

1. The Auction Sale is being conducted by the Authorised Officer under the provisions of SARFAESI Act with the aid and through e-auction. Auction/ Bidding shall be only through "Online Electronic Mode" through the website https://www.bankeauctions.com M/s. C1 India Private Limited is the service provider to arrange platform for e-auction.
2. The Auction is conducted as per the Terms and Conditions of the Bid Document and as per the procedure set out therein. For detailed terms and conditions of the sale the bidders may go through the website of Phoenix, www.phoenixarc.co.in and the links mentioned above as well as the website of the service provider, www.bankeauctions.com for bid documents, the details of the secured assets put up for auction/ obtaining the bid form.
3. The bidders may participate in the e-auction quoting/ bidding from their own offices/ place of their choice. Internet connectivity shall have to be arranged by each bidder himself/itself. The Authorised Officer/ Phoenix/ service provider shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
4. For details, help, procedure and online training on e-auction, prospective bidders may contact **Mr. Bhavik Pandya of M/s C 1 India Private Limited**, **Contact Number: +91-124-4302020/2021/2022/2023/2024, +91-8866682937, Email ID: support@bankeauctions.com; maharashtra@c1india.com**
5. Bidders may also go through the website of Phoenix, www.phoenixarc.co.in for verifying the details of the secured asset put up for auction/ obtaining the bid form.
6. The e-auction will be conducted on the date and time mentioned herein above, when the secured asset mentioned above will be sold on **"AS IS WHERE IS" basis and "AS IS WHAT IT IS" & "WITHOUT RECOURSE" condition.**
7. All the intending purchasers/ bidders are required to register their name in the portal mentioned above as https://www.bankeauctions.com and get user ID and password free of cost to participate in the e-auction on the date and time as mentioned aforesaid.
8. For participating in the e-auction, intending purchasers/ bidders will have to submit the details of payment of refundable Earnest Money Deposit of 10% of the Reserve Price of the Secured asset along with copies of the PANCARD, Board Resolutions in case of Company and Address Proof as more particularly described in Tender Document on or before the **Last date for submission of EMD** as mentioned above. **Intending purchasers/bidders are required to submit EMDs for the property detailed herein above.**
9. The prospective/intending bidder shall furnish an undertaking that he/she/it is not dis-qualified as per provisions of Sec.29 (A) of Insolvency and Bankruptcy Code,2016 and failure to furnish such undertaking along with the KYC documents, shall automatically disqualify or he/she/it bid will be rejected.
10. The successful purchaser/ bidder shall deposit the 25% (inclusive of EMD) of his/ its offer for each of the Item by way of RTGS/NEFT to the account mentioned hereinabove on or before the close of banking hours on **the date of Auction mentioned above or not later than the next working day**, which deposit shall have to be confirmed by Phoenix, failing which the sale will be deemed to have been failed and the EMD of the said successful purchaser/ bidder shall be forfeited.
11. The EMD of all other bidders who did not succeed in the e-auction will be refunded by Phoenix within 5 working days of the closure e-auction. The EMD shall not carry any interest.
12. The balance amount of purchase consideration shall be payable by the successful purchaser/ bidder on or before the fifteenth (15) day of confirmation of sale of the said secured asset or such extended period as may be agreed upon in writing. In case of default, all amounts deposited till then shall be liable to be forfeited.
13. For inspection of the property/is or more information, the prospective bidders may contact **Mr. Vipin Kumar Meena/ Mr. Mahesh Malunjkar at following email address vipin.meena@phoenixarc.co.in/ mahesh.m@phoenixarc.co.in/ (email) or on +91-9819803563/+91-09920381684 (mobile).**
14. At any stage of the auction, the Authorised Officer may accept/reject/modify/cancel the e-auction/bid/offer or post-pone the auction without assigning any reason thereof and without any prior notice.
15. The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in his/her/its favour as per the applicable law.
16. The payment of all statutory/non statutory dues, taxes, rates, assessments, charges, society dues, fees etc. owing to the property during any time, shall be the sole responsibility of the successful bidder only.
17. The successful purchaser/bidder shall be solely responsible for any cost / expenses / fees / charges etc. payable to the society/any other authority towards the transfer of the rights in its / his / her favour.
18. The Borrower/ Mortgagor, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rule 8 Clause (6) of the Security Interest (Enforcement) Rules, about the holding of the above-mentioned auction sale.
19. The intending bidders shall make their own independent enquiries regarding encumbrances, title of secured asset put on auction and claims/rights/dues affecting the secured assets, including statutory dues, etc prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of Phoenix. The authorized officer of Phoenix shall not be responsible in any way for any third-party claims/rights/due.
20. The particulars specified in the e-auction notice published in the newspaper have been stated to the best of the information of the Authorised Officer; however, the Authorised Officer shall not be responsible/liable for any error, misstatement or omission.

21. In the event, the e-auction scheduled hereinabove fails for any reason whatsoever, Phoenix has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002.

Place : **Dausa**
Date : 05.09.2026

Sd/-
Authorised Officer
Phoenix ARC Limited
(**FORMERLY KNOWN AS 'PHOENIX ARC PRIVATE LIMITED'**)
(Trustee of Phoenix Trust FY 26-13)

TENDER DOCUMENT FOR E AUCTION

22. Whereas Phoenix ARC Limited (formerly known as Phoenix ARC Private Limited) acting in its capacity of Trustee for Phoenix Trust FY 26-13 ("**Phoenix**") through its Authorised Officer, in exercise of its powers under The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (**SARFAESI ACT, 2002**) has decided to sell through **e-Auction** the secured asset mentioned in **ANNEXURE - I** for realization of the secured debts due to Phoenix amounting to **Rs.40,54,935/- (Rupees Forty Lakhs Fifty-Four Thousand Nine Hundred Thirty-Five Only)** as on **11.03.2021 with** further interest and penal interest as per demand notice dated **17.03.2021** issued under section 13(2) of the SARFAESI Act, 2002 due and payable by the borrower i.e., **SARASWATI VIDHYA VIHAR SR SEC SCHOOL, SARASWATI VIDYA VIHAR SAMITI** under SARFAESI Act, 2002. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions:

Auctioneer Name	**Phoenix ARC Limited -** Phoenix Trust FY 26-13 3rd Floor, Wallace Towers (earlier known as Shiv Building), 139/140/B/1, Crossing of Sahar Road and Western Express Highway, Vile Parle East, Mumbai, Maharashtra – 400057, India
Auction held with the aid by	**M/s. C1 India Pvt. Ltd.**, ("**Service Provider**") Gulf Petro Chem, Building No.301,1st Floor, Udyog Vihar Phase-2, Gurgaon (Haryana)-122015 Help Line No: 0124-4302020/21/22/23/24 Help Line e-mail ID:support@bankeauctions.com
Auction Schedule	**Date of Auction: - As per Sale Notice** **Timings: - As per Sale Notice** **Auction Website:-** https://www.bankeauctions.com
Annexure	1) Terms & conditions of e-Auction 2) Soft Copy of Auction Notice published in newspapers (Annexure – I) 3) Details of Bidder (Annexure – II) 4) Declaration by Bidder (Annexure – III) 5) Declaration From Bidder (Annexure-IV) 6) Confirmation by Bidder Regarding Receipt of Training (Annexure – IV) 7) Price Confirmation Letter by H1 Bidder (Annexure – V)
Special Instructions	**Bidding in the last minutes and seconds should be avoided in the bidder(s) own interest. Neither the Service Provider nor Phoenix will be responsible for any lapses / failure on the part of the bidder, in such cases.**

E-Auction bidding Terms and Conditions

1. Computerized e-Auction shall be conducted by Service Provider on behalf of Phoenix, on pre-specified date, while the bidder(s) shall be quoting from their own offices / place of their choice. Internet connectivity and other paraphernalia requirements shall have to be ensured by bidder(s)

themselves. Please note that failure of Internet connectivity (due to any reason whatsoever it may be) shall be the sole responsibility of bidder(s) and neither Phoenix nor the Service Provider shall be responsible for these unforeseen circumstances*.* *In order to ward-off such contingent situation, bidder(s) are requested to make all the necessary arrangements / alternatives whatever required so that they are able to circumvent such situation and still be able to participate in the e-Auction successfully. However, the bidder(s) are requested not to wait till the last moment to quote their bids to avoid any such complex situations.*

2. The Service Provider shall arrange to train the bidder(s), without any cost. The Service Provider shall acquaint bidder(s) regarding the bidding process, functions and e-Auction rules. All the bidders are required to ensure that compliance regarding receipt of training before start of bid process.
3. **Material for Bid**: Sale of secured assets by Phoenix under SARFAESI Act, 2002.
4. **Type of Auction:** E-Auction.
5. **Bidding Currency & Unit of Measurement:** Bidding will be conducted in Indian Rupees (INR) Only.
6. **Starting (Opening) Price / Bid Increment:** The opening price of the auction and the bid Increment value shall be as per Sale Notice and available to the bidder(s) on their bidding screen.
7. **Bid Price:** The bidder has to quote the total price for each of the item.
8. **For other terms and conditions, please see the e-auction notice published by Phoenix**

Procedure of e-Auctioning

i. **e-Form Submission**

All interested bidders need to fill online form available on e-Auction domain with necessary details.

ii. **Online e-Auction**:

- Phoenix will declare its **Opening Price** (**OP**), which shall be visible to all bidders during the start of the e-Auction. Please note that the Reserve price of an item in online e-Auction is open to all the participating bidders. Any bidder can start bidding, in the online e-Auction, from the above Reserve price. Hence, the first online bid that comes in the system during the online e-Auction shall be above the auction's Reserve price, by one increment and in multiples of increment specified in the sale notice. The second online bid and onwards will have to be higher than the H1 rate by one increment value, or higher than the H1 rate by multiples of the increment value. I**n case of a sole bidder, the said bidder must mandatorily increase one bid over and above the reserve price in compliance with Rule 9(2) of SARFAESI Act, 2002.**
- The **"Bid Increase Amount"** has been fixed in respect of the secured assets which the bidder(s) can view on their bidding screen, and the bidders will have to increase the bid amount in the multiple of **"Bid Increase Amount".**
- Online Auction shall be open for **1 hour**. If bidder(s) places a bid in the last 5 minutes of closing of the e-Auction and if that bid gets accepted, then the auction's duration shall automatically get extended for another 5 minutes, from the time that bid comes in. Please note that the auto-extension shall be **Unlimited** and will take place only if a valid bid comes in last 5 minutes of closing. If valid bid is not received, the auto-extension will not take place even if that bid might have come in the last 5 minutes. In case, there is no bid in the last 5 minutes of closing of e-Auction, the auction shall get closed automatically without any extension. *However, bidders are advised not to wait till the last minute or last few seconds to enter their bid during the auto-extension period to avoid complications related with internet connectivity, network problems, system crash down, power failure, etc.*

9. Successful Bidder shall be required to submit the final prices quoted during the e-Auction as per Annexure – V after the completion of e - Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of auction. During e-Auction, if no bid is received within the specified time, Phoenix at its discretion may decide to revise Opening price / scrap the e-Auction process / proceed with conventional mode of tendering.
10. The bid once submitted, cannot be cancelled / withdrawn and the bidder shall be bound to buy the secured asset(s) at the final bid price. **The failure on part of bidder(s) to comply with any of the terms and conditions of the e-auction notice and Tender Document will result in forfeiture of the amount paid by the defaulting bidder.**
11. The bidders will be able to view the following on their screen along with the necessary fields in the E Auction:

a. Leading Bid in the Auction (H1 – Highest Rate)
b. Bid placed by bidder(s)
c. Opening Price & Minimum Increment Value.
d. The bid rank of bidder in the auction.

12. The decision regarding declaration of successful bidder shall be finalized by the Authorised Officer of Phoenix.
13. At any stage of the auction, the Authorised Officer may accept/reject/modify/cancel the bid/offer or post-pone the auction without assigning any reason thereof and without any prior notice.
14. Phoenix / Service Provider shall not have any liability towards bidder(s) for any interruption or delay in access to the site irrespective of the cause.
15. The bidder(s) are required to submit acceptance of the terms & conditions and modality of e-Auction given above before participating in the E-Auction.
16. **Successful bidder**: At the end of the E-Auction, the Authorised Officer of Phoenix will evaluate all the bids submitted and thereafter declare the highest bidder in the auction sale. The decision of the Authorised Officer shall be final & binding on all the bidders.

Terms & Conditions for Sale of Secured Assets

i) The E-Auction is being held on "**AS IS WHERE IS" basis & "AS IS WHATEVER THERE IS AND WITHOUT RECOURSE" condition**.

ii) The intending bidder(s) should make their own independent enquiries regarding the encumbrances, title of property put on auction and claims/rights/dues affecting the secured assets, including the statutory dues, etc. prior to submitting their bid. The auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of Phoenix. The secured assets are being sold with all the existing and future encumbrances whether known or unknown to Phoenix. The Authorised Officer of Phoenix shall not be responsible in any way for any third-party claims/rights/dues.

iii) It shall be the responsibility of the bidder(s) to inspect and satisfy themselves about the secured assets and specification before submitting the bid.

iv) The particulars specified in the auction notice published in the newspapers and annexed herein below as **ANNEXURE I**, have been stated to the best of the information of the undersigned; however, the undersigned shall not be responsible / liable for any error, misstatement, or omission.

v) The inspection of secured asset put on auction will be permitted to interested bidder(s) at sites on the day and time mentioned in the public notice annexed as **ANNEXURE-I**.

vi) The EMD shall be payable **NEFT and / or RTGS** in the **"PHOENIX TRUST FY26–13**", **Current Account: 9049919809; Kotak Mahindra Bank Limited, Branch: Kalina, Mumbai, IFSC Code: KKBK0000631**
Please note that the Demand Draft and Cheques shall not be accepted as EMD amount on or before the last date mentioned in the E-Auction advertisement released in the newspaper which is annexed herewith as **ANNEXURE-I** and register their name at "https://www.bankeauctions.com" and get user ID and Password free of cost and get training on e-Auction from the Service Provider, by contacting on **Mr. Bhavik Pandya of M/s C 1 India Private Limited**, **Contact Number: +91-124-4302020/2021/2022/2023/2024,+91-8866682398/25/26,Email ID: support@bankeauctions.com**, After deposit of EMD as mentioned above, the intending purchaser/ bidder is required to **get the copies of following documents uploaded** along with KYC Documents s more particularly described in table below in the website **before last date of submission of the bid(s)** (as mentioned in the public auction notice published in the newspapers and copy of which is attached as **ANNEXURE-I**) **(Kindly take note that minimum offer amount cannot be less than the reserve price mentioned in the public auction notice published in the newspapers and copy of which is attached below as ANNEXURE-I below.)**

FOR INDIVIDUALS	**DOCUMENTS**
PROOF OF IDENTITY (one copy of any one of the following)	PAN Card / Passport / Driving License / Aadhaar Card / Voter's Identity Card / Job Card issued by NREGA duly signed by an officer of State Government / Letter issued by the National Population Register Certificate or permission from regulator for investment/remittance in India.

PROOF OF ADDRESS One copy of any one of the following containing addresses (if address not mentioned in identity proof)	Utility bill which is not more than two months old of any service provider (electricity, telephone, postpaid mobile phone, piped gas, water bill) **/** Aadhar Card **/** Property or Municipal Tax receipt **/** Pension or family pension payment orders (PPOs) issued to retired employees by Government Departments or Public Sector Undertakings, if they contain the address **/** Letter of allotment of accommodation from employer issued by State or Central Government departments, statutory or regulatory bodies, public sector undertakings, scheduled commercial banks, financial institutions and listed companies **/** Leave and License agreements with such employers allotting official accommodation.
FOR COMPANY / PARTNERSHIP FIRM	**DOCUMENTS**
PROOF OF IDENTITY	PAN Card **/** Registered Partnership Deed
PROOF OF ADDRESS	Certificate of Incorporation **/** GST Certificate **/** Utility bill which is not more than two months old of any service provider (electricity, telephone, postpaid mobile phone, piped gas, water bill)
AUTHORISATION LETTER FOR PARTICPITAION	A resolution from the Board of Directors **/** Authority Letter **/** Power of Attorney granted to transact on behalf of Company **/** Partnership Fim

vii) Failure to submit the abovementioned the documents, the bid is liable to be rejected.

viii) The E-Auction will take place through web portal "https://www.bankeauctions.com" on the time specified in the E- Auction notice published in the newspaper and as per **ANNEXURE-I** attached herewith.

ix) The bid/s shall be accompanied by an Earnest Money Deposit (EMD) equal to 10 % of the Reserve Price, by RTGS. **The secured assets shall not be sold below and /or at the reserve price.**

x) The conditional bid(s) may be treated as invalid. **Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained.**

xi) If the dues of Phoenix together with all costs, charges and expenses incurred by it or part thereof as may be acceptable to Phoenix are tendered by or on behalf of the borrower or guarantor/s at any time on or before the date fixed for sale, the sale of assets may be cancelled.

xii) The auction is by way of inter-se bidding amongst the bidders and the bidders shall increase the bid amount for each item in the multiple of amount mentioned against the secured assets under column "**Bid Increment Amount**" mentioned in **ANNEXURE-I**. The inter-se bidding amongst the bidders shall commence online exactly on the date & time specified in the public notice annexed as **ANNEXURE-I.**

xiii) The EMD of unsuccessful bidder(s) will be refunded to their respective A/c No. shared in e-Auction Portal (https://www.bankeauctions.com) online within 5 working days of the completion of the auction. The bidder(s) will not be entitled to claim any interest, costs, expenses and any other charges (if any).

xiv) The Authorised Officer of Phoenix is not bound to accept the highest offer, and the Authorised Officer of Phoenix has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction, at any stage of auction, without assigning any reason thereof.

xv) The successful bidder shall deposit 25% (inclusive of EMD) of its/his offer by way of RTGS / NEFT to the account mentioned in **public notice annexed as ANNEXURE – I**, on or before the closure of banking hours on the date mentioned in the Sale Notice, which deposit will be confirmed by Phoenix, failing which the sale would be deemed to have failed, and the EMD of the said successful bidder shall be forfeited. The balance amount of the purchase consideration is payable on or before Fifteenth (15^{th}) day from the date of confirmation of the sale of the secured asset or such extended period as may be agreed upon in writing by the Authorised Officer at his/her discretion. In case of failure to deposit the balance amount within prescribed period, the amount deposited by the defaulting bidder shall be forfeited and the defaulting bidder shall neither have claim on the secured asset nor on any part of the sum for which may it be subsequently sold.

xvi) The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in his/her/its favour as per the applicable law.

xvii) The payment of all statutory/non-statutory dues, taxes, rates, assessments, charges, fees etc. owing to anybody shall be the sole responsibility of successful bidder only.

xviii) The successful purchaser/bidder shall be solely responsible for any cost / expenses /fees / charges / transfer charges etc. payable to any authority towards the transfer of the rights in its / his / her favour.

xix) In case of any dispute arises as to the validity of the bid(s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, Authorised Officer of Phoenix shall in its sole discretion be entitled to call off the sale and put the secured assets to sale once again on any date and at such time.

xx) The sale certificate shall be issued on the receipt of entire sale consideration. Sale Certificate shall be issued by Authorised Officer of Phoenix in the name of the successful bidder and/or his/her/its nominee only. Addition/deletion of name of any persons / institution shall not be possible. Compliance of all formalities and payment of the required fees as desired by the Government for transfer/delivery of the secured asset/s sold will be completely borne by the successful Bidder.

<u>Other Terms & Conditions for Sale of Secured Asset</u>

- The bidder(s) shall not involve himself/itself or any of his/its representatives in price manipulation of any kind directly or indirectly by communicating with other bidder(s).
- The bidder shall not divulge either his bid or any other exclusive details of Phoenix or to any other party.
- The Service Provider / Phoenix shall not have any liability to the bidder(s) for any interruption or delay in access to the site irrespective of the cause.
- The Service Provider / Phoenix are not responsible for any damages, including damages that result from, but are not limited to negligence. The Service Provider will not be held responsible for consequential damages, including but not limited to systems problems, inability to use the system, loss of electronic information etc.

Sd/-
Authorised Officer
Phoenix ARC Limited
(**FORMERLY KNOWN AS 'PHOENIX ARC PRIVATE LIMITED')**
Phoenix Trust FY 26-13

<u>N.B.: Bidder(s) will have to go through the ANNEXURES uploaded on the Web Portal (https://www.bankeauctions.com) and follow the following procedures:</u>

- **Annexure – II:** All the Prospective Bidder(s) will have to –
  - get the printout.
  - fill it up and sign
  - upload the scanned copy while submitting the bid
- **Annexure –III:** All the Prospective Bidder(s) will have to -
  - get the printout
  - fill it up and sign
  - upload the scanned copy while submitting the bid
- **Annexure –IV:** All the Prospective Bidder(s) will have to -
  - get the printout
  - fill it up and sign
  - upload the scanned copy while submitting the bid
- **Annexure – V:** Just after receiving Training on e-Auction, Bidder(s) will have to –
  - get the printout
  - fill it up and sign
  - e-mail the scanned copy to the Authorised Officer (e-mail ID mentioned in Sale Notice) with a copy to support@bankeauctions.com
- **Annexure – VI:** Just after the completion of e-Bidding Process, the H1 Bidder will have to
  - get the printout
  - fill it up and sign
  - e-mail the scanned copy to the Authorised Officer (e-mail ID mentioned in the Sale Notice) with a copy to support@bankeauctions.com

Phoenix ARC Limited

Regd. Office: 3rd Floor, Wallace Towers (earlier known as Shiv Building), 139/140/B/1, Crossing of Sahar Road and Western Express Highway, Vile Parle East, Mumbai, Maharashtra - 400057. Tel:022- 6849 2450, Fax:022- 6741 2313
CIN: U67190MH2007PLC168303 Email: info@phoenixarc.co.in Website: www.phoenixarc.co.in

ONLINE E – AUCTION SALE OF ASSETS

In exercise of the powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002 (RULES) and pursuant to the possession of the secured asset of the borrower/guarantors/mortgagors mentioned hereunder vested with the Authorised Officer under the said SARFAESI Act and RULES for recovery of the secured debts, the Authorised Officer has decided to sell the secured assets by auction sale.

Notice is hereby given to the public in general and to the borrower/guarantors/mortgagors in particular, that the under mentioned properties mortgaged to **Phoenix ARC Limited (Formerly Known as Phoenix ARC Private Limited) acting in capacity as Trustee of Phoenix Trust-FY26-13 (Phoenix)** (pursuant to assignment of debt by Varthana Finance Private Limited (Formerly Known as Thirumeni Finance Private Limited) mentioned below (Assignor Banks) in favour of Phoenix vide the respective Assignment Agreements more particularly mentioned below) **will be sold on "AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" condition, by way of "online e-auction"** for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002) through website **https://www.bankeauctions.com** as per the details given below:

Name of Borrower	1. SARASWATI VIDHYA VIHAR SR SEC SCHOOL 2. SARASWATI VIDYA VIHAR SAMITI
Name of Co-Obligant/Guarantors /Mortgagors/ Partners	1. Mr. Lekhraj Saini, 2. Mr. Chhagan Lal Saini, 3. Mr. Mukut Bihari
Amount due	**Rs. 40,54,935/- (Rupees Forty Lakhs Fifty-Four Thousand Nine Hundred Thirty-Five Only)** as on 11.03.2021 together with further interest and other cost and charges and expenses as mentioned in the Demand Notice dated 17.03.2021
Details of Assignment	Varthana Finance Pvt Ltd - Date of Assignment – 29.12.2025
Outstanding amount as on 31-08-2026	**Rs. 83,36,936.28/-** (Rupees Eighty-Three Lakhs Thirty-Six Thousand Nine Hundred Thirty-Six & Twenty-Eight Only)

DESCRIPTION OF IMMOVABLE PROPERTIES: All that piece and parcel of the property bearing katha No. 784, Ward No. 23,, totally measuring 189 sq. Mts., comes within the Municipal jurisdiction of Bandi Kui, Jaipur district.bounded as follows:On the South By-ChowkaOn the North By- Remaining portion of the property On the East By-Ramsahay House On the West By-10 feet Road MODTD executed by Chaggan S/o. Narayan Lal and Lekhraj Saini S/o Narayan Lal as document No. 2039, dated 31.03-2017 at Sub Registrar Office Bandi Kui, Baswa and sanctioned loan amount mentioned as Rs.15,00,000/-

Possession details	In Physical Possession
Date Time of Inspection of Property	On request
Reserve Price	**Rs. 66,33,900/- (Rupees Sixty-Six Lakhs Thirty-Three Thousand Nine Hundred Only)**
Earnest Money Deposit	**Rs. 6,63,390/- (Rupees Six Lakh Sixty-Three Thousand Three Hundred Ninety Only)**

EMD Remittance Details: Bank Account – "Phoenix Trust-FY26-13" Account No: 9049919809 ; Kotak Mahindra Bank Limited, Branch: Kalina, Mumbai, IFSC Code: KKBK0000631

Incremental Value	**Rs. 50,000/- (Rupees Fifty Thousand Only) & in such multiples**
Last date for submission of EMD	**08.10.2026 (Thursday) on or before 05:00 pm**
Date & Time of E-Auction	**10.10.2026 (Saturday) 11:00 am to 01.00 pm**

Link for Tender documents of the property: https://phoenixarc.co.in?p=7469

TERMS AND CONDITIONS OF E- AUCTION :

1. The Auction Sale is being conducted by the Authorised Officer under the provisions of SARFAESI Act with the aid and through e-auction. Auction/ Bidding shall be only through **"Online Electronic Mode"** through the website **https://www.bankeauctions.com M/s. C1 India Private Limited** is the service provider to arrange platform for e-auction. **2.** The Auction is conducted as per the Terms and Conditions of the Bid Document and as per the procedure set out therein. For detailed terms and conditions of the sale the bidders may go through the website of Phoenix, **www.phoenixarc.co.in** and the links mentioned above as well as the website of the service provider, www.bankeauctions.com for bid documents, the details of the secured assets put up for auction/ obtaining the bid form. **3.** The bidders may participate in the e-auction quoting/ bidding from their own offices/ place of their choice. Internet connectivity shall have to be arranged by each bidder himself/itself. The Authorised Officer/ Phoenix/ service provider shall not be held responsible for the internet connectivity, network problems, system crash down, power failure etc. **4. For details, help, procedure and online training on e-auction, prospective bidders may contact Mr. Bhavik Pandya of M/s C 1 India Private Limited, Contact Number: +91-124-4302020/2021/2022/2023/2024, +91-8866682937, Email ID: support@bankeauctions.com; maharashtra@c1india.com** **5.** Bidders may also go through the website of Phoenix, **www.phoenixarc.co.in** for verifying the details of the secured asset put up for auction/ obtaining the bid form. **6.** The e-auction will be conducted on the date and time mentioned herein above, when the secured asset mentioned above **will be sold on "AS IS WHERE IS" basis and "AS IS WHAT IT IS" & "WITHOUT RECOURSE" condition. 7.** All the intending purchasers/ bidders are required to register their name in the portal mentioned above as https://www.bankeauctions.com and get user ID and password free of cost to participate in the e-auction on the date and time as mentioned aforesaid. **8.** For participating in the e-auction, intending purchasers/ bidders will have to submit the details of payment of refundable Earnest Money Deposit of 10% of the Reserve Price of the Secured asset along with copies of the PANCARD, Board Resolutions in case of Company and Address Proof as more particularly described in Tender Document on or before the Last date for submission of EMD as mentioned above. Intending purchasers/bidders are required to submit EMDs for the property detailed herein above. **9.** The prospective/intending bidder shall furnish an undertaking that he/she/it is not dis-qualified as per provisions of Sec.29 (A) of Insolvency and Bankruptcy Code,2016 and failure to furnish such undertaking along with the KYC documents, shall automatically disqualify or he/she/it bid will be rejected. **10.** The successful purchaser/ bidder shall deposit the 25% (inclusive of EMD) of his/ its offer for each of the Item by way of RTGS/NEFT to the account mentioned hereinabove on or before the close of banking hours on the date of Auction mentioned above or not later than the next working day, which deposit shall have to be confirmed by Phoenix, failing which the sale will be deemed to have been failed and the EMD of the said successful purchaser/ bidder shall be forfeited. **11.** The EMD of all other bidders who did not succeed in the e-auction will be refunded by Phoenix within 5 working days of the closure e-auction. The EMD shall not carry any interest. **12.** The balance amount of purchase consideration shall be payable by the successful purchaser/ bidder on or before the fifteenth (15) day of confirmation of sale of the said secured asset or such extended period as may be agreed upon in writing. In case of default, all amounts deposited till then shall be liable to be forfeited. **13. For inspection of the property/is or more information, the prospective bidders may contact Mr. Vipin Kumar Meena/ Mr. Mahesh Malunjkar at following email address vipin.meena@phoenixarc.co.in/ mahesh.m@phoenixarc.co.in/ (email) or on +91-9819803563/+91-09920381684 (mobile). 14.** At any stage of the auction, the Authorised Officer may accept/reject/modify/cancel the e-auction/bid/offer or post-pone the auction without assigning any reason thereof and without any prior notice. **15.** The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, stamp duty, registration fees, etc. that is required to be paid in order to get the property conveyed/delivered in his/her/its favour as per the applicable law. **16.** The payment of all statutory/non statutory dues, taxes, rates, assessments, charges, society dues, fees etc. owing to the property during any time, shall be the sole responsibility of the successful bidder only. **17.** The successful purchaser/bidder shall be solely responsible for any cost / expenses / fees / charges etc. payable to the society/any other authority towards the transfer of the rights in its / his / her favour. **18.** The Borrower/ Mortgagor, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rule 8 Clause (6) of the Security Interest (Enforcement) Rules, about the holding of the above-mentioned auction sale. **19.** The intending bidders shall make their own independent enquiries regarding encumbrances, title of secured asset put on auction and claims/rights/dues affecting the secured assets, including statutory dues, etc prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of Phoenix. The authorized officer of Phoenix shall not be responsible in any way for any third-party claims/rights/due. **20.** The particulars specified in the e-auction notice published in the newspaper have been stated to the best of the information of the Authorised Officer; however, the Authorised Officer shall not be responsible/liable for any error, misstatement or omission. **21.** In the event, the e-auction scheduled hereinabove fails for any reason whatsoever, Phoenix has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002.

Place: Dausa
Date : 05.09.2026

Sd/- Authorised Officer
Phoenix ARC Limited
(Trustee of Phoenix Trust FY 26-13)

U GRO Capital Limited

B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai- 400070

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-AUCTION SALE NOTICE OF 30 DAYS FOR SALE OF IMMOVABLE ASSET(S) ["SECURED ASSET(S)"] UNDER THE SECURITIZATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISO TO RULE 8 AND 9 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 Secured Asset(s) mortgaged / charged to **U GRO Capital Limited ("Secured Creditor"),** the possession of which has been taken by the authorised officer of Secured Creditor, **will be sold on "As is what is" and "As is where 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 of amount, due to Secured Creditor from the Borrower(s) and Guarantor(s) mentioned herein below. The Reserve Price, Earnest Money Deposit (EMD) and last date of EMD deposit is also mentioned herein below:

Sl. No.	Details of Borrower(s)/ Guarantor(s)	Description Of Secured Asset(S):	Details of Auction	
1	1. RD TIWARI MOTORS 2. MONU SHARMA 3. SOBHA BAI 4. RAFEJA BIBI 5. JYOTI SHARMA LAN – UGJWRSS0000073539	Full Description Of The Property Investigated And Proposed To Be Mortgaged (This Should Specify The Residential House/Plot, Situated At, Khasra No. 830, Village Harnavda Shah Ji Patwar Halka Harnavda Shah Ji Tehsil Chhipabadod Dist. Baran (Raj.). Admeasuring Area = 3000.00 Sqr. Plot No., Survey No. Ward Feet. No. Etc. Along With The Area Of The Land Area Of The Flat / Building And The Boundaries Of The Property As Mentioned In The Title Documents) (As Per Sanctioned Letter Property Address Property At Kh No 813 829 830 756 Khasara No 375 And 276 Harnavda Shahji Tehsil Chipabarod Baran Rajasthan 32522) **Four Corners Are Thus:** East: Road, West: Land Of Seller , North: Land Of Seller , South: Plot Of Dwarkalal Rathore.	Reserve Price EMD Last Date of EMD Deposit Date of Auction	Rs. 2,48,81,250/- Rs. 24,88,125/- 13.10.2026 14.10.2026

Kindly note the time of the Auction will be between 11 am to 01 Pm with an incremental Value of Rs. 1,00,000/-, For detailed terms and conditions of the sale, please refer to the link provided in **U GRO Capital Limited/Secured Creditor's website. i.e. www.ugrocapital.com or contact the undersigned at authorised.officer@ugrocapital.com For further queries contact on RCM –Deepak Khanna - 9818164585, SCM – Ramesh Sharma - 9782862700.**

Place: RAJASTHAN
Date: 06.09.2026

Sd/-(Authorised Officer)
For UGRO Capital Limited

OMKARA ASSETS RECONSTRUCTION PRIVATE LIMITED

Regd. Office: 9, M.P. Nagar, 1st Street, Kongu Nagar Extn, Tirupur-641607
Corporate Office: Kohinoor Square, 47th Floor, N.C Kelkar Marg, R.G. Gadkari Chowk, Dadar(W), Mumbai 400028, Tel: 022-69231111

APPENDIX-IV Rule 8 (1) POSSESSION NOTICE
(For Immovable property)

Whereas, The undersigned being the Authorized Officer of Omkara Assets Reconstruction Pvt Ltd. (OARPL) a Company incorporated under the provisions of the Companies Act, 1956, and duly registered with Reserve Bank of India (RBI) as an Asset Reconstruction Company under Section 3 of the Securitisation And Reconstruction of Financial Assets And Enforcement Of Security Interest Act, 2002 (54 of 2002) ("The SARFAESI Act, 2002"), having CIN No U67100TZ2014PTC020363 and its registered office at 9, M.P Nagar, 1st Street, Kongu Nagar Extn, Tirupur 641607 and Corporate office at Kohinoor Square, 47th Floor, N. C. Kelkar Marg, R. G. Gadkari Chowk, Dadar (West), Mumbai - 400028, acting in its capacity as trustee of **Omkara PS26/2024-25** Trust has acquired all rights, titles & interest of the entire outstanding of **JODHPUR MISHTHAN BHANDAR, (Borrower/Mortgagor) and RAMSIVER PRAJAPAT, ANOPI DEVI, RAJDIWAN PRAJAPAT (Co-applicant/Mortgagor/guarantors) having Loan account number PR00848801** along with the underlying securities from SBFC Finance Limited (hereinafter referred to as the assignor financial institution) under section 5 of Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 vide Assignment Agreement dated 27.03.2025

And whereas, Authorised Officer of the assignor financial institution under the Securitisation and Reconstruction of Financial Asset 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 demand notice dated **24/07/2025** calling upon the Borrowers/mortgagors/co-borrowers/ guarantors to repay the amount mentioned in the notice aggregating to **Rs.10,93,380/- (Rupees Ten Lacs Ninety Three Thousand Three Hundred Eighty Only) as on 30.06.2025** plus accrued interest/unrealized interest thereon, at the contractual rate(s) together with incidental expenses, costs, charges, etc. till the date of payment within 60 days from the date of receipt of the said notice.

The Borrower / Co-borrowers/ Guarantors having failed to repay the amount, and pursuant to the assignment agreement OARPL has stepped into the shoes of assignor financial institution and has becomes entitled to recover entire outstanding dues and enforce the security. The Authorized Officer of **Omkara Assets Reconstruction Private Limited,** duly appointment under sub section (12) of section 13 of the SARFAESI ACT 2002 has taken Possession of the property as described herein below in exercise of powers conferred upon him under sub-section (4) of Section 13 of the Act, read with rule 8 of the Security Interest (Enforcement) rules, 2002 on this **3rd day of September year 2026.**

The Borrowers in particular and the public in general is hereby cautioned not to deal with the property and any dealings with such property will be subject to the charge of the **Omkara Assets Reconstruction Pvt Ltd** acting in its capacity as trustee of Omkara PS26/2024-25 Trust, having corporate office at Kohinoor Square, 47th Floor, N. C. Kelkar Marg, R. G. Gadkari Chowk, Dadar (West), Mumbai - 400028 for an amount of **Rs.10,93,380/- (Rupees Ten Lacs Ninety Three Thousand Three Hundred Eighty Only) as on 30.06.2025** plus accrued interest/unrealized interest thereon, at the contractual rate(s) together with incidental expenses, costs, charges, etc.

The borrower's /co-borrower's/ guarantors/mortgagors' attention is invited to the provisions of sub-Section 8 of Section 13 of the Act, in respect of time available, to redeem the secured assets.

The details of the assets /properties hypothecated/assigned/charged/mortgaged to OARPL in the above account & whose possession has taken given hereunder:

DESCRIPTION OF THE IMMOVABLE PROPERTY (IES)

Property no. 15, measuring 20 x 35 sq. ft. situated at Araji No. 775, Revenue Village Raila, Abadi Area, Raila, Gram Panchayal Raila Panchayat Samiti Banera, District Bhilwara,

Date: 03/09/2026
Place: Bhilwara

Authorized Officer
Omkara Assets Reconstruction Private Limited
(Acting as a Trustee of Omkara PS26/2024-25 Trust)

Technvision Ventures Limited

1486 (12-13-522), Lane No.13, Street No. 14, Tarnaka, Secunderabad - 500 017
CIN:L51900TG1980PLC054066, Fax:040-27173240, Email:info@technvision.com

NOTICE ON INFORMATION REGARDING 46th ANNUAL GENERAL MEETING OF THE COMPANY TO BE HELD THROUGH VIDEO CONFERENCING/ OTHER AUDIO VISUAL MEANS

The Company is intended to send Notice of 46th Annual General Meeting ("AGM") of the Members of the Company scheduled to be held on **Wednesday, September 30, 2026, at 10:00 am** (Indian Standard Time – IST) through Video Conferencing / Other Audio Visuals Means ("VC/OAVM") Facility, without physical presence of members, in compliance with the applicable provisions of Companies Act, 2013 and Rules made thereunder and the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, read with MCA Circular No. 14/2020 dated April 8, 2020, Circular No. 17/2020 dated April 13, 2020, Circular No. 20/2020 dated May 5th, 2020, Circular No.02/2021 dated 13th January, 2021, MCA Circular No. 02/2022 dated 05th May, 2022, MCA Circular No. 10/2022 dated 28th December, 2022, MCA Circular No. 09/2023 dated 25th September, 2023, Circular No. 09/2024 dated 19 September, 2024 and the latest being circular dated September 22, 2025 (collectively Referred as "MCA Circulars") and Circular No. SEBI / HO /CFD /CMD1 /CIR /P/ 2020/79 dated 12th May, 2020, SEBI/ HO/ CFD/ CMD2/ CIR/ P/2021/11 dated 15th January, 2021, Circular No. SEBI /HO /CFD /CMD2 /CIR /P/2022/62 dated 13th May, 2022, SEBI Circular No. SEBI/ HO/CFD/ PoD-2/P/CIR/2023/4 dated 05th January, 2023 and SEBI Circular No. SEBI/HO/CFD/CFD-PoD2/P/CIR/2023/167 dated 07th October, 2023 and SEBI Circular No. SEBI/HO/CFD/CFD-PoD-2/P/CIR/2024/133 dated 03rd October, 2024 issued by SEBI, to transact businesses set forth in the Notice convening the 46th AGM.

In compliance with the above Circulars, electronic copies of the Notice of the 46th AGM and the Annual Report for the Financial Year 2025-2026, will be sent to all the members whose email addresses are registered with the Company/ Depository Participant(s). The said Notice and Annual Report will be available on the Company's Website www.technvision.com and on the websites of the stock Exchanges where the shares of the Company are listed (www.bseindia.com) and on the website of CDSL https://www.evotingindia.com/.

Manner of registering/updating e-mail addresses:

- Members holding share(s) in the physical mode are requested to register their email address temporarily with the Company's RTA i.e. Venture Capital and Corporate Investment Private Limited by writing at investor.relations@vccipl.com in order to receive the Notice of 46th AGM, Annual Report for the year ended 31st March, 2026 and login credentials for e voting.
- Member(s) holding shares in electronic mode are requested to register/update their e-mail addresses with their respective Depository participant(s) for receiving communication from the Company electronically.

Manner of casting Vote through e-voting:

- The Company is providing facility of remote e-voting to its Members in respect of all resolutions set out in the Notice convening the 46th AGM. The facility of casting votes by a member using remote e-voting as well as the e-voting system on the date of the AGM will be provided by CDSL. Members attending the 46th AGM through VC/OAVM will be counted for the purpose of ascertaining the quorum under Section 103 of the Companies Act, 2013.
- The login credentials for casting the votes through e-voting shall be made available to the members through e-mail after they successfully register their e-mail addresses in the manner provided above.

This Notice is being issued for the information and benefit of all the members of the Company.

Place: Secunderabad
Date: 04th September, 2026

For Technvision Ventures Limited
Santosh Kumar Diddiga
Company Secretary

RKP FINANCE PRIVATE LIMITED

TRUST IS OUR TRADEMARK

(Formerly RKP Consultants Private Limited)
Rudra Heights, Plot No. 5, 3rd Floor, Under Triveni Puliya, Gopalpura Bypass, Jaipur-302018
E-Mail- contactus@rkpfinance.com

DEMAND NOTICE U/S 13(2) OF SARFAESI ACT, 2002

Under The Provisions of The Securitisation And Reconstruction of Financial Assets And Enforcement of Security Interest Act, 2002 ("the Act") And The Security Interest (Enforcement) Rules, 2002 ("the Rules")
The undersigned being the authorized officer of RKP FINANCE PRIVATE LIMITED under the Act and in exercise of powers conferred under Section 13 (12) of the Act read with the Rule 3, issued Demand Notice under Section 13(2) of the Act, calling upon the following borrower(s) to repay the amount mentioned in the respective notice within 60 days from the date of receipt of the said notice. The undersigned reasonably believes that borrower is/are avoiding the service of the demand notice, therefore the service of notice is being effected by affixation and publication as per Rules. The contents of demand notice are extracted herein below:

Name of Borrower	Amount due as per Demand Notice & NPA Date	Description of Property
Mr. Sudhir Panwar S/o Mr. Umesh Kumar Panwar (Borrower) Mrs. Arti Jangid W/o Mr. Sudhir Panwar (Co-Borrower) Mr. Amit Swami S/o Mr. Gokul Swami (Guarantor) LOAN A/C NUM. JPR23LAP06892	To pay Rs. 26,81,200/-(Rupees Twenty Six Lakh Eighty One Thousand Two Hundred only) Demand Notice Dated:-31-08-2026 Date Of NPA 26.05.2024	Plot No.2, Radha Krihna Vihar, Chomu Bypass, Jaipur, Rajasthan Area 266.66 Square Yards in favor Mr. Sudhir panwar S/o Mr. Umesh Kumar Panwar Bounded :- East: Plot no.03, West: Plot no.1, North: Garden, South: Road 60'-0 Wide

The borrower are hereby advised to comply with the demand notice and to pay the demand amount mentioned therein and herein above within 60 days from the date of this publication together with applicable interest, additional interest, bounce charges, cost and expenses till the date of realization of payment. The borrower may note that RKP FINANCE PRIVATE LIMITED is a secured creditor and the loan facility availed by the Borrower is a secured debt against the immovable property/properties being the secured asset mortgaged by the borrower.
In the event borrower are failed to discharge their liabilities in full within the stipulated time, RKP FINANCE PRIVATE LIMITED shall be entitled to exercise all the rights under Section 13(4) of the Act to take possession of the secured asset including but not limited to transfer the same by way of sale or by invoking any other remedy available under the Act and the Rules thereunder and realize payment. RKP FINANCE PRIVATE LIMITED is also empowered to ATTACH AND/OR SEAL the secured asset before enforcing the right to sale or transfer. Subsequent to the Sale of the secured asset,RKP FINANCE PRIVATE LIMITED also has a right to initiate separate legal proceedings to recover the balance dues, in case the value of the mortgaged properties is insufficient to cover the dues payable to the RKP FINANCE PRIVATE LIMITED This remedy is in addition and independent of all the other remedies available to RKP FINANCE PRIVATE LIMITED under any other law.
The attention of the borrower is invited to Section 13(8) of the Act, in respect of time available, to redeem the secured assets and further to Section 13(13) of the Act, whereby the borrower are restrained/prohibited from disposing of or dealing with the secured asset or transferring by way of sale, lease or otherwise (other than in the ordinary course of business) any of the secured asset, without prior written consent of RKP FINANCE PRIVATE LIMITED and non-compliance with the above is an offence punishable under Section 29 of the said Act. The copy of the demand notice is available with the undersigned and the borrower may, if they so desire, can collect the same from the undersigned on any working day during normal office hours.

Place:RAJASTHAN Date : 05.09.2026

Sd/-
Authorised Officer
RKP FINANCE PRIVATE LIMITED

TRUHOME FINANCE LIMITED

(Formerly Known As Shriram Housing Finance Limited)

Registered Office: Srinivasa Towers, 1st Floor, Door No. 5, Old No.11, 2nd Lane, Cenotaph Road, Alwarpet, Teynampet, Chennai - 600018, Tamil Nadu
Corporate Off: Level 3, Wockhardt Towers, East Wing, C-2, G Block, Bandra-Kurla Complex, Mumbai - 400 051, Toll Free : **1800-102-4345** , CIN: **U65929TN2010PLC078004**
Email : **contact@truhomefinance.in**, Website : **www.truhomefinance.in**

PUBLIC NOTICE

By virtue of this notice, all customers of Truhome Finance Limited (Formerly Known as Shriram Housing Finance Limited) are hereby informed on change of address of Alwar Branch, Rajasthan w.e.f., 5th December 2026

Branch Name	Existing Branch Address	New Branch Address
Alwar	201, Vishnupriya, Raghu Marg, Opposite Govt. Child Hospital, Lakhanda Wala Kua, Alwar – 301001, Rajasthan	1st Floor, Plot No. 30-B, Scheme No 02- Lajpat Nagar, Alwar- 301001, Rajasthan

For further details/queries, please contact us through the Toll Free No./send us an email/visit our branch at the address given above.

Place : Alwar
Date : 05-09-2026

Sd/- Authorised Officer- Truhome Finance Limited
(Earlier Known as Shriram Housing Finance Limited)

RKP FINANCE PRIVATE LIMITED

TRUST IS OUR TRADEMARK

(Formerly RKP Consultants Private Limited)
Rudra Heights, Plot No. 5, 3rd Floor, Under Triveni Puliya, Gopalpura Bypass, Jaipur-302018
E-Mail- contactus@rkpfinance.com

DEMAND NOTICE U/S 13(2) OF SARFAESI ACT, 2002

Under The Provisions of The Securitisation And Reconstruction of Financial Assets And Enforcement of Security Interest Act, 2002 ("the Act") And The Security Interest (Enforcement) Rules, 2002 ("the Rules")
The undersigned being the authorized officer of RKP FINANCE PRIVATE LIMITED under the Act and in exercise of powers conferred under Section 13 (12) of the Act read with the Rule 3, issued Demand Notice under Section 13(2) of the Act, calling upon the following borrower(s) to repay the amount mentioned in the respective notice within 60 days from the date of receipt of the said notice. The undersigned reasonably believes that borrower is/are avoiding the service of the demand notice, therefore the service of notice is being effected by affixation and publication as per Rules. The contents of demand notice are extracted herein below:

Name of Borrower	Amount due as per Demand Notice & NPA Date	Description of Property
Mr. Bachchu Singh S/o Mr. Padam Singh (Borrower) Mrs. Gayatri Singh W/o Mr. Bachchu Singh (Co-Borrower) Mr. Padam Singh S/o Mr. Babu Lal (Guarantor) Loan A/c Num. BHR22LAP06258	To pay Rs. 24,53,444/-(Rupees Twenty Four Lakh Fifty Three Thousand Four Hundred Forty Four only) Demand Notice Dated:-31-08-2026 Date Of NPA 25-10-2025	Plot No.34-35, Khasra No. 2455, Laxmi Nagar, Bharatpur, Rajasthan Area 260.94 Square Yards in favor Mr. Bachchu Singh S/o Mr. Padam Singh Bounded :- East: Plot no.36, West: Plot no.33, North: Road 30'-0 Wide, South: Plot No. 29-30

The borrower are hereby advised to comply with the demand notice and to pay the demand amount mentioned therein and herein above within 60 days from the date of this publication together with applicable interest, additional interest, bounce charges, cost and expenses till the date of realization of payment. The borrower may note that RKP FINANCE PRIVATE LIMITED is a secured creditor and the loan facility availed by the Borrower is a secured debt against the immovable property/properties being the secured asset mortgaged by the borrower.
In the event borrower are failed to discharge their liabilities in full within the stipulated time, RKP FINANCE PRIVATE LIMITED shall be entitled to exercise all the rights under Section 13(4) of the Act to take possession of the secured asset including but not limited to transfer the same by way of sale or by invoking any other remedy available under the Act and the Rules thereunder and realize payment. RKP FINANCE PRIVATE LIMITED is also empowered to ATTACH AND/OR SEAL the secured asset before enforcing the right to sale or transfer. Subsequent to the Sale of the secured asset,RKP FINANCE PRIVATE LIMITED also has a right to initiate separate legal proceedings to recover the balance dues, in case the value of the mortgaged properties is insufficient to cover the dues payable to the RKP FINANCE PRIVATE LIMITED This remedy is in addition and independent of all the other remedies available to RKP FINANCE PRIVATE LIMITED under any other law.
The attention of the borrower is invited to Section 13(8) of the Act, in respect of time available, to redeem the secured assets and further to Section 13(13) of the Act, whereby the borrower are restrained/prohibited from disposing of or dealing with the secured asset or transferring by way of sale, lease or otherwise (other than in the ordinary course of business) any of the secured asset, without prior written consent of RKP FINANCE PRIVATE LIMITED and non-compliance with the above is an offence punishable under Section 29 of the said Act. The copy of the demand notice is available with the undersigned and the borrower may, if they so desire, can collect the same from the undersigned on any working day during normal office hours.

Place:RAJASTHAN Date : 05.09.2026

Sd/-
Authorised Officer
RKP FINANCE PRIVATE LIMITED

PUBLIC NOTICE

General public is hereby informed that our client, **M/s. Muthoot Finance Ltd., Registered Office: NH Bypass Palarivattom, Kochi-682028, Kerala, India CIN:L65910KL1997PLC011300, Ph:+91 484-4804000, 2396884, 2394712, mails@muthootgroup.com, www.muthootfinance.com** is conducting Auction of ornaments (**NPA** accounts for the period up to **31.08.2025 & Low Tounch/Low quality/Insufficient weight deduction** accounts for the period up to **31.05.2026**), pledged in its favour, by the defaulting Borrowers, as detailed hereunder. All those interested may participate.

GSTIN-08AABCT0343B1ZY (Rajasthan)

First Auction Date & Time: 05.10.2026, 11:00 A.M
Second Auction Date & Time: 07.10.2026, 11:00 A.M
Third Auction Date & Time: 08.10.2026, 11:00 A.M

Bhadra-(RA) (4507): BLS-268, MEG-169, MUL-2413, 2438, 2451, 2471, 2492, 2528, 2537, 2618, 2622, 2632, RGL-3391, 3471, 3573, 3579, 3608, 3625, 3626, SRS-156, 160, 161, 202, 203, TMS-170

Auction Centre: Muthoot Finance Ltd., Ground Floor, Ward 18, Near Bhadra Main Bus Stand, Hissar Road, Hanumangarh-335501

First Auction Date & Time: 10.10.2026, 11:00 A.M
Second Auction Date & Time: 12.10.2026, 11:00 A.M
Third Auction Date & Time: 13.10.2026, 11:00 A.M

Jhunjhunu (RA) (2578): MDL-1772, MUL-4512, 4555, 4563, 4571, 4584, 4590, 4607, 4690, RGL-2754, 2970, 3128, SRS-280, **Chirawa-(RA) (3284):** MUL-4981, 4987, 5025, 5080, 5112, 5144, 5145, 5150, 5151, 5172, RGL-3062, 3063, 3064, 3066, 3118, 3164, 3165, 3363, 3392, 3441, SRS-260, 273, 274, **Nawalgarh (RA) (4534):** MDL-1155, 1181, 1184, MEG-263, MUL-2854, 2860, 2866, 2890, 2907, 2927, 2949, 2955, 2968, 2993, 3006, 3008, 3068, 3083, 3118, RGL-1832, 1870, 1881, 1936, 2029, 2100, 2112, 2139

Low Tounch/Low quality/Insufficient weight deduction: Nawalgarh (RA)(4534): UDL-68

Auction Centre: First Floor, Modi Tower, Near GB Modi School, Shah Market, Jhunjhunu-333001

First Auction Date & Time: 10.10.2026, 03:00 P.M
Second Auction Date & Time: 12.10.2026, 03:00 P.M
Third Auction Date & Time: 13.10.2026, 03:00 P.M

Sikar (1494): BLS-11, MDL-2245, 2379, 2574, 2592, MEG-264, MUL-6283, 6300, 6317, 6334, 6369, 6382, 6476, 6507, 6519, 6540, 6546, 6589, 6635, RGL-3791, 3792, 4021, 4147, 4168, 4190, 4222, 4288, 4407, 4520, 4521, 4524, 4555, 4592, 4613, 4744, 4804, 4892, 4947, SRS-219, 233, 258, 261, 274, 280, 286, 304, 338, 339, 359, 363, 369, 392, 393, 410, TMS-39, 323, 430, 431, **Sikar-Devipura (3326):** MDL-1927, 2015, 2120, 2148, MUL-8675, 8677, 8699, 8827, 8860, 8917, RGL-3121, 3313, 3452, 3515, SRS-337, 347, 354, 359, 364, **Fatehpur-(RA) (3379):** BLS-124, MDL-2310, 2460, MEG-291, MUL-6098, 6138, 6139, 6143, 6148, 6178, 6186, RGL-4446, 4498, 4534, 4568, 4569, 4599, 4797, 4804, 4872, 5095, SRS-190, 203, 204, 230, 284, 376, **Neem Ka Thana-(RA) (3452):** MDL-2813, 2841, 2902, 3011, 3149, 3157, MUL-13669, 13757, 13764, 13825, 13829, 13843, 13844, 13878, 13879, 13883, 13913, 13923, 13924, 13930, 13941, 13951, 13958, 13972, 14021, 14024, 14049, 14054, 14095, 14103, 14136, 14149, 14170, 14219, RGL-4580, 4586, 4613, 4747, 4790, 4810, 4839, 4858, 4886, 4901, 4903, 4978, 4983, 4989, 5009, 5027, 5130, 5192, 5504, 5565, 5567, 5568, 5593, 5636, 5695, 5701, 5858, 5859, 5915, 5924, 5983, 5984, 5993, 6008, 6012, 6063, 6102, SRS-372, 408, 512, 605, 611, 612, 629, 649, 651, 653, 654, 657, 676, 677, 685, 693, **Srimadhopur (RA) (4237):** BLS-228, MUL-9330, 9363, 9383, 9475, 9859, RGL-4014, 4075, 4228, 4354, SRS-435, 457, 516, **Laxmangarh-(RA) (4813):** MDL-1095, MEG-303, 453, 462, MUL-1748, 1751, 1808, 1822, 1836, 1842, 1853, 1867, 1911, RGL-2347, 2506, 2540, 2568, 2689, 2715, 2793

Auction Centre: Muthoot Finance Ltd., First Floor, Shree Yesh Tower, Near Samrat Cinema, Bajaj Road, Sikar Rajasthan-332001

The auctions in respect of the loan accounts shown under the concerned branch head, will be conducted at the respective auction centres as per details provided above. In case the scheduled auctions are not successful/completed on the specified First date, then in that event the auction(s) shall be conducted/continued on the **Second Auction date & Third Auction Date** at the **given auction centres** as detailed above.No further notices shall be issued in this respect.

Kohli & Sobti Advocates D-72, Lower Ground Floor, Panchsheel Enclave, New Delhi-110017

Note: Customers can release their pledged ornaments before the scheduled auction date, against payment of dues of our client. Customer can also contact to **Email ID: recoverynorth@muthootgroup.com or Call at 7834886464, 7994452462**

DCB Bank Limited,
Corporate & Registered Office: 6th Floor, Tower A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai - 400 013
Regional/Branch Office: 2nd Floor, S-1 to S-2, Geejgarh Tower, Hawa Sadak, Civil lines, Jaipur - 302006 (Rajasthan).

DCB BANK

APPENDIX IV-A
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction / Sale notice under the Provision of Rule 8(5) of the Security Interest (Enforcement) Rule,2002 for sale of immovable Assets under the securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rule,2002.

Notice is hereby given to the public in general and in particular to the borrower(s)/ Co-borrower (s)/ Mortgagor(s) and the guarantors (including their legal heirs if any) that the below described immovable properties mortgaged/ charged to DCB BANK LTD. Secured creditor, the Constructive/ possession of which has been taken by the Authorized Officer of the DCB Bank will, will be sold on "As is where is", "as is what is", "whatever there is" and "No Recourse" basis. The property will be sold for recovery of under mentioned dues and further interest, charges and cost etc. as per the below details:–

Sl. No.	Name of Borrower(s) and Co-borrower(s),	1. Reserve Price / 2. Earnest Money Deposit (EMD) / 3. Bid Increase Amount	Date of E - Auction	Type of Possession	Amount Due
1.	Mr Govind Singh, Sugani W/O Lal Singh, Mr. Yogesh Singh and Mr. Lal Singh	1.Rs.825000/-(Rupees Eight Lakh Twenty Five Thousand Only), 2.Rs.82500/-(Rupees Eighty Two Thousand Five Hundred Only), 3.Rs.25,000/-(Rupees Twenty Five Thousand Only)	25-09-2026 & 11am - 12pm	Physical	Rs.1622498/- (Rupees Sixteen Lakh Twenty Two Thousand Four Hundred Ninety Eight Only) **Litigation details**: N/a
Description Of the Immovable Property: - Patta No. 316, Ward No. 36, Sarwoday Nagar, Pali, Jodhpur, Rajasthan-306401. Plot Area : - 693.75 Sq Feet.					
2.	Mr. Kailash Chand Soni and Mrs. Nisha	1.Rs.500000/-(Rupees Five Lakh Only), 2.Rs.50000/-(Rupees Fifty Thousand Only), 3.Rs.25,000/-(Rupees Twenty Five Thousand Only)	25-09-2026 & 11am - 12pm	Physical	Rs.1486401/- (Rupees Fourteen Lakh Eighty Six Thousand Four Hundred One Only) **Litigation details**: N/a
Description Of the Immovable Property: - Flat No. 5-K-30, ground Floor, Dwarkapuri, Khudi Bhagatsni, Housing Board Scheme, Jodhpur, Rajasthan - 342001. Plot Area :- 320 Sq Feet.					
3.	MR. DINESH PARIHAR, MR. TEJA RAM PARIHAR and MRS KAMLI	1.Rs.4450000/-(Rupees Forty Four Lakh Fifty Thousand Only), 2.Rs.445000/-(Rupees Four Lakh Forty Five Thousand Only), 3.Rs.25,000/-(Rupees Twenty Five Thousand Only)	25-09-2026 & 11am - 12pm	Physical	Rs.3464349.74/-(Rupees Thirty Four Lakh Sixty Four Thousand Three Hundred Forty Nine And Paise **Litigation details**: Seventy Four Only) DRT SA FILED CASE NO- SA/49/2026 (Diary No.- 155/2026) FILING DATE -13-01-2026 COURT NAME DRT JAIPUR
Description Of the Immovable Property: - All that piece and parcel of Residential Property Plot No. 01,Khasra No. 4949, Chak N. 1,Sojat City Pali , PALI, Rajasthan, 306104. Plot Area: - 586.25 Sqft.					

Inspection Date and Time:- of property from 14-09-2026 to 18-09-2026 Between 11:00AM to 04:00PM contact to Mr. Nikunj Mathur - Mo.-9818979116 and Mr.Naveen Sharma – Mo.-9351776625 between 11am to 6pm.

Date and time of submission of EMD on or before 24-09-2026 up-to 6:00 PM, with request letter of participation KYC, Pan Card , Proof of EMD at email id nikunj.mathur@dcb.bank.in and naveen.sharma2@dcb.bank.in The intending purchasers/bidders are required to deposit EMD amount either through Demand Draft/Pay order in the name of the beneficiary DCB Bank LTD.

TERMS AND CONDITIONS OF THE E-AUCTION

1) The properties are being sold on an "as is where is", "as is what is", "as is how is" & on a "No Recourse" basis without any kind of warranties & indemnities.
2) All Statutory Dues/Attendant Charges/ Other Dues including registration charges, stamp duty, taxes, etc. shall have to be borne by the purchaser and the Authorizes Officer or the bank shall not be responsible for any charges, lien in encumbrances or any other dues to the government or anyone else in respect of the e-auctioned property not known to the bank, the Bidder is advised to make their own independent enquiries regarding the encumbrances on the property including Statutory Liabilities, Arears of Property Tax, Electricity Dues etc.
3) The auction sale shall be "online e-auction" bidding through website https:// bankauctions.in on the dates as mentioned in the table above with Unlimited Extension of 5 Minutes. Bidders are advised to go through the detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction sale proceedings.
4) However, DCB Bank reserves the right to conduct the auction through public auction, e-auction, private treaty, or any other manner permissible by Law.
5) The interested bidders are required to register themselves with the portal and obtain login ID and Password well in advance, which is mandatory for e-bidding, from auction service provider (M/s. bankauctions.in and foreclosureindia.com., (Contact T.Jaya Prakash Reddy, Mob. No: 8142000064 : Back End Office : 8142000066/63/62, Office mail Id : info@bankauctions.in & Mail Id: prakash@Bankauctions.in at their web portal https://bankauctions.in/.
6) Bidders are advised to detailed terms and conditions of auction sale before submitting their bids refer to the link https:// www.dcb.bank.in/cms/showpage/page/customer-corner.
7) The interested bidders are required to apply in prescribed format which is available along-with the offer/tender document on the website.
8) The sale shall be subject to the outcome of any pending litigation at any court or Tribunal.

Date: 05-09-2026
Place: Pali, jodhpur, Rajsthan

Sd/-Authorised Officer,
DCB Bank Limited

सेन्ट्रल बैंक ऑफ़ इंडिया
Central Bank of India
1911 से आपके लिए "केंद्रित" "CENTRAL" TO YOU SINCE 1911

Central Bank of India
Branch Office: Sardar Shahar

APPENDIX-IV-A [SEE PROVISON TO RULE 8 (9)) SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provison 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 property mortgaged/charged to the secured creditor, the **Symbolic Possession** of which have been taken by the Authorized Officer of **Central Bank of India,** Secured creditors, will be sold on **"As is where is", "As is what is" and "whatever there is"** basis on date 21.09.2026for recovery of dues to the Central Bank of India from below mention Borrower(s). The Reserve Price and Earnest Money Deposit (EMD) is displayed against the details of respective properties. For detailed terms and Conditions of the sale please refer to the link provided in: **www.centralbankofindia.bank.in** or **https://baanknet.com**.

DISCRIPTION OF IMMOVABLE PROPERTY

A	B	C	D	E	F	G	H
Name & Address of Borrower(s)/ Guarantor branch	Outstanding Amount As per 13(2) Notice	Description Of The Immovable Property	Date & Time for property Inspection	Last Date & Time for submission of EMD & KYC	Date & Time of E auction	Date & Type of possession	Reserve Price (Rs.) Earnest Money Deposit (Rs.) Bid Incr. Amt. (Rs.)
Borrower : **Mr. Ummed Kumar Mali (Saini) S/o Mr. Chanduram** Co-Borrower : **Mrs. Hadmani Devi W/o Mr. Ummed Kumar** Guarantor : **Mr. Sanjay Saini S/o Mr. Umed Kumar Saini** Branch : **B/o Sardar Shahar**	Rs. **377027.49** (Rupees Three Lakh Seventy Seven Thousand Twenty Seven and Paise Forty Nine Only) As on **17.10.2024** plus further Interest and other expenses thereon	Residential property Plot of Patta No. 292 situated at Ward No. 17, Sardar Shahar, District-Churu (Raj.) – 331403. Total area 196.44 Sq.Yds. Owned by Mr. Ummed Kumar s/o Chandu Ram and Mrs. Hadmani Devi w/o Mr. Ummed Kumar; Direction as per title deeds :- North: House of Radhey Shyam, South: House of Madan Lal, East: Rasta, West: House of Bal Chand	Date **19.09.2026** **11.00** AM to **4.00** PM	Date **19.09.2026** up to **3.30** PM	**Date 21.09.2026** Time **12.00 Noon** to **4.00 PM**	**Symbolic Possession Dated 06.06.2025**	**Reserve Price (Rs.): Rs. 22,82,500/-** **Earnest Money Deposit (EMD) (Rs.): Rs. 2,28,250/-** **Bid Incr. Amt. (Rs.): Rs. 10,000/-**

E-Auction Date: 21.09.2026 ; Time: 12:00 Noon to 4:00 PM with auto extension of 10 Minutes. Last Date & Time of Submission of EMD and Documents (Online) on or Before 19.09.2026 Up to 3.30 P.M. Bidder will register on website **https://baanknet.com** and upload KYC documents and after verification of KYC documents by the service provider, EMD to be Deposited In Global EMD wallet through NEFT/RTGS/transfer (after generation of Challan from **https://baanknet.com.** The Auction will be conducted through the Bank's approved service provider **"https://baanknet.com".** E-auction will be held **"As is where is", "As is what is" and "whatever is there is"** basis. For detailed terms and conditions please refer to the link provided in **www.centralbankofindia.bank.in** secured creditor or auction platform **https://baanknet.com**

Date: 02/09/2026, Place: Sardar Shahar

Authorized Officer, Central Bank of India

सार्वजनिक सूचना

सर्वसाधारण को सूचित किया जाता है कि हमारे क्लाईंट, **मेसर्स मुथूट फाईनान्स लि., पंजीकृत कार्यालयः एनएच बाईपास, पलरिवट्टोम कोच्चि-682028, केरल, भारत, CIN: L65910KL1997PLC011300, दूरभाषः +91 484-4804000, 2396884, 2394712, mails@muthootgroup.com, www.muthootfinance.com** ऋण चुकाने में असफल ऋणियों के गिरवी रखे सोने के गहनों (**31.08.2025** तक की अवधि के लिए **NPA** खाते और **31.05.2026** की अवधि तक के **कम टंच/कम शुद्धता/अपर्याप्त वजन कटौती** खातों) की निम्नलिखित विवरणों के अनुसार नीलामी करेगी। इच्छुक सभी व्यक्ति भाग ले सकते हैं।

GSTIN-08AABCT0343B1ZY (राजस्थान)

प्रथम नीलामी की तिथि एवं समयः 06.10.2026, 11:00 A.M
द्वितीय नीलामी की तिथि एवं समयः 07.10.2026, 11:00 A.M
तृतीय नीलामी की तिथि एवं समयः 09.10.2026, 11:00 A.M

डूंगरपुर (रा) (4100): MDL-1152, 1187, MEG-69, MUL-3109, 3137, RGL-1364, 1521, 1560, 1621, 1715

नीलामी केंद्रः मुथूट फाईनान्स लिमिटेड, पहली मंजिल, प्लॉट नं-10ए, मुख्य बाजार सागवाड़ा रोड, डूंगरपुर, राजस्थान-314001

प्रथम नीलामी की तिथि एवं समयः 06.10.2026, 01:00 P.M
द्वितीय नीलामी की तिथि एवं समयः 07.10.2026, 01:00 P.M
तृतीय नीलामी की तिथि एवं समयः 09.10.2026, 01:00 P.M

जयपुर-भीलवाड़ा (1098): BLS-90, 92, MDL-2561, 2749, MUL-7130, 7136, 7196, 7200, 7209, 7438, 7509, 7635, SRS-241, 261, 263, 364, 387, 426, 432, TMS-11, **भीलवाड़ा-नागौरी गार्डन (2169):** MDL-1565, 1666, 1724, 1725, 1743, MEG-333, 337, MHP-551, MUL-5570, 5574, 5602, 5657, 5671, 5688, 5742, 5758, 5769, 5794, 5808, 5819, 5821, 5832, 5860, 5949, 5971, 5976, 5980, 6018, 6092, 6121, 6160, 6184, 6250, 6253, SRS-80, 108, 136, 142, 174, 180, **भीलवाड़ा-नेहरू नगर (2292):** MAL-1766, MDL-1851, 1888, 2018, MUL-5939, 6083, 6156, 6317, 6411, 6563, 6564, SRS-125, 135, 187, 207, TMS-13

नीलामी केंद्रः पहली मंजिल, एस. के. प्लाजा, पुर रोड, भीलवाड़ा-311001

प्रथम नीलामी की तिथि एवं समयः 06.10.2026, 10:00 A.M
द्वितीय नीलामी की तिथि एवं समयः 07.10.2026, 10:00 A.M
तृतीय नीलामी की तिथि एवं समयः 09.10.2026, 10:00 A.M

राजसमंद (रा) (2441): MAL-1401, MDL-1404, 1415, 1438, 1567, 1572, 1615, MEG-164, 186, MUL-4220, 4221, 4231, 4329, 4330, 4407, 4454, 4461, 4504, 4542, SRS-65, 82, 93, TMS-46, **नाथद्वारा (रा) (4071):** MDL-1880, 1894, 2015, MUL-7771, 7773, 7774, 7837, 7895, 7904, 7973, 8011, 8020, 8174, 8269, 8332, 8367, 8412

नीलामी केंद्रः पहली मंजिल, श्रीनाथ इलेक्ट्रिकल्स के ऊपर, एसबीआई के पास, जल चक्की रोड, कांकरोली, राजसमंद, राजस्थान-313324

प्रथम नीलामी की तिथि एवं समयः 10.10.2026, 04:00 P.M
द्वितीय नीलामी की तिथि एवं समयः 12.10.2026, 04:00 P.M
तृतीय नीलामी की तिथि एवं समयः 13.10.2026, 04:00 P.M

चित्तोड़गढ़-(रा) (2381): MUL-4899, **प्रतापगढ़-(रा) (3350):** BLS-63, MUL-2047, RGL-1954

नीलामी केंद्रः मुथूट फाईनान्स लिमिटेड, एसबीआई के सामने, रोडवेज बस स्टैंड के पास, बस स्टैंड रोड चित्तोड़गढ़, राजस्थान-312001

प्रथम नीलामी की तिथि एवं समयः 10.10.2026, 03:00 P.M
द्वितीय नीलामी की तिथि एवं समयः 12.10.2026, 03:00 P.M
तृतीय नीलामी की तिथि एवं समयः 13.10.2026, 03:00 P.M

उदयपुर-राजस्थान (1118): MDL-1828, 2028, MUL-9654, 9844, 9946, 9971, SRS-189, 193, 195, **उदयपुर-चेतक मार्ग (1377):** MDL-2430, 2439, MOL-2837, MUL-11334, 11383, 11566, 11578, 11708, 11743, 11819, 11838, 11862, 11871, 11930, 11939, 11951, 11955, 11992, 12017, 12137, 12141, 12171, 12183, 12190, 12207, 12208, SRS-175, 204, 211, 215, **उदयपुर-फतेहपुरा (1737):** MAL-3791, MDL-2046, MOL-2237, MUL-12917, 12921, 12935, 12956, 12958, 13011, 13085, 13127, 13212, 13227, 13249, 13295, 13300, 13309, 13312, 13461, 13468, 13521, 13525, 13576, 13587, 13643, SRS-198, 203, 221, 234, 249, 285, **उदयपुर-सुन्दरवास (1738):** MDL-2571, 2754, MUL-8902, 8966, 8979, 9018, 9176, 9201, 9227, 9328, 9334, 9353, 9377, 9384, 9410, 9424, 9425, 9445, 9542, 9548, 9580, 9603, 9626, 9701, 9705, 9714, 9736, 9762, 9775, 9801, 9814, 9926, 10000, 10037, 10038, SRS-179, **उदयपुर - तोरण बावड़ी (3060):** MDL-1058, 1131, 1187, MUL-6344, 6365, 6391, 6414, 6446, 6490, 6520, 6613, 6619, 6657, SRS-146, 174, TMS-150, **उदयपुर-हिरण मगरी (3802):** MDL-2150, MOL-1988, 1997, MUL-6850, 6856, 6947, 6954, 6993, 7049, 7285, 7313, 7314, 7552, 7818, 7888, SRS-132, 140, **उदयपुर-हिरन मगरी सेक्टर-11 (4360):** MAL-1013, MDL-1422, 1507, 1598, MUL-6507, 6616, 6676, 6681, 6697, 6711, 6812, 6832, 6868, 6875, 6877, 6881, 6886, 6929, 6937, 6972, 6997, 7015, 7053, 7111, 7127, 7156, 7157, 7221, SRS-58, 59, 77, 117, **आबू रोड-जोधपुर (4502):** MDL-389, 411, MUL-2901, 2902, 2960, RGL-1783, 1789, 1837, 1858, 2071, SRS-68, 74, 75

कम टंच/कम शुद्धता/अपर्याप्त वजन कटौतीः आबू रोड-जोधपुर (4502): MUL-3880

नीलामी केंद्रः प्रथम तल, श्री करणी कॉम्प्लेक्स, एलएल फ़तेहपुरा बेदला रोड, उदयपुर,राजस्थान-313001

संबंधित शाखा शीर्षक के अंतर्गत दर्शाए गए लोन खातों की नीलामी, ऊपर दिए गए विवरणों के अनुसार संबंधित नीलामी केंद्रों पर आयोजित की जाएगी। यदि निर्धारित प्रथम तिथि को नीलामियाँ सफलतापूर्वक संपन्न नहीं होती हैं या पूरी नहीं हो पाती है, तो ऐसी स्थिति में नीलामी (नीलामियों) का आयोजन/क्रमशः संचालन **द्वितीय नीलामी की तिथि एवं तृतीय नीलामी तिथि को, ऊपर उल्लिखित नीलामी केंद्रों** पर आयोजित की जाएगी/जारी रहेगी। इस संबंध में कोई अतिरिक्त सूचना जारी नहीं की जाएगी।

कोहली एण्ड सोब्ती एडवोकेट, डी-72, लोयर ग्राउंड फ्लोर, पंचशील एन्क्लेव, नई दिल्ली-110017

नोटः यदि नीलामी इसके बावजूद सफल/पूरी नहीं होती है, तो इसके बाद की तिथियों में उसी स्थान पर नीलामी जारी रहेगी। इस संबंध में कोई और सूचना नहीं दी जाएगी। ग्राहक **ईमेल आईडीः recoverynorth@muthootgroup.com** या **7834886464, 7994452462** पर कॉल करके संपर्क कर सकते हैं।

फीनिक्स एआरसी लिमिटेड

Phoenix ARC

पंजीकृत कार्यालय : तृतीय तल, वॉलेस टावर्स (पूर्व में शिव बिल्डिंग के नाम से ज्ञात), 139/140/बी/1, सहार रोड तथा वेस्टर्न एक्सप्रेस हाईवे का क्रॉसिंग, विले पार्ले ईस्ट, मुम्बई - 400 057 फोन : 022-6849 2450, फैक्स : 022-6741 2313, सीआईएन : यू67190एमएच2007पीटीसी168303 ई-मेल : info@phoenixarc.co.in वेबसाइट : www.phoenixarc.co.in

आस्तियों की ऑनलाइन ई-नीलामी बिक्री

वित्तीय आस्तियों का प्रतिभूतिकरण एवं पुनरनिर्माण और प्रतिभूति हित प्रवर्तन अधिनियम, 2002 (सरफासी ऐक्ट) के साथ पठित प्रतिभूति हित (प्रवर्तन) नियमावली, 2002 (नियमावली) के नियम 8 एवं 9 के तहत प्रदत्त शक्तियों का प्रयोग करते हुए तथा प्रतिभूत ऋण की वसूली के लिए उक्त सरफासी ऐक्ट तथा नियमावली के तहत प्राधिकृत अधिकारी में निहित प्रतिभूत आस्ति के कब्जे के अनुसरण में, प्राधिकृत अधिकारी ने प्रतिभूत ऋणों की वसूली के लिए यहां नीचे वर्णित कर्जदार/गारंटरों/बंधकदाताओं की प्रतिभूत आस्ति को नीलामी बिक्री द्वारा बेचने का निर्णय किया है।

एतद्द्वारा सर्वसाधारण को और विशेष रूप से कर्जदार/गारंटरों/बंधकदाताओं को सूचना दी जाती है कि **फीनिक्स एआरसी लिमिटेड (पूर्व में फीनिक्स एआरसी प्राइवेट लिमिटेड के नाम से ज्ञात) फीनिक्स ट्रस्ट-एफवाई 26-13 (फीनिक्स) के ट्रस्टी के रूप में कार्यरत** को बंधक दी गई निम्नलिखित सम्पत्ति (वर्थना फाइनैंस प्राइवेट लिमिटेड (पूर्व में तिरूमणि फाइनैंस प्राइवेट लिमिटेड के नाम से ज्ञात) नीचे वर्णित (समनुदेशक बैंक) द्वारा संबंधित समनुदेशन अनुबंधों के माध्यम से फीनिक्स के पक्ष में ऋणों के समनुदेशन के अनुसरण में, अधिक स्पष्ट विवरण नीचे दिया गया है) नीचे दिए विवरण के अनुसार बकाया तथा आगे ब्याज, प्रभार तथा लागतों इत्यादि की वसूली के लिए प्रतिभूति हित (प्रवर्तन) नियमावली, 2002 के नियम 8 एवं 9 के साथ पठित सरफासी ऐक्ट के प्रावधानों के तहत **वेबसाइट https://www.bankeauctions.com** के माध्यम से **"ऑनलाइन ई-नीलामी" द्वारा "जैसी है जहां है" आधार एवं "जैसी है जो भी है" एवं "कोई उपाय नहीं"** शर्त पर बेची जाएगी :

कर्जदार का नाम	1. सरस्वती विद्या विहार सीनियर सेकेंडरी स्कूल 2. सरस्वती विद्या विहार समिति
सह-आंबधक/गारंटरों/बंधकदाताओं/पार्टनर्स का नाम	1. श्री लेखराज सैनी, 2. श्री छगन लाल सैनी, 3. श्री मुकुट बिहारी
बकाया राशि	रू. 40,54,935/- (रुपये चालीस लाख चौवन हजार नौ सौ पैंतीस मात्र) 11-03-2021 तक + मांग सूचना दिनांकित 17-03-2021 में वर्णितानुसार आगे ब्याज और अन्य लागत और शुल्क और खर्चे
समनुदेशक का विवरण	वर्थना फाइनैंस प्राइवेट लिमिटेड - समनुदेशन की तिथि - 29-12-2025
31-08-2026 तक बकाया राशि	रु. 83,36,936.28/- (रूपये तिरासी लाख छत्तीस हजार नौ सौ छत्तीस तथा पैसे अट्ठाईस मात्र)

अचल सम्पत्तियों का वर्णन : संपत्ति के सभी अंश एवं खंड : संपत्ति कठा नंबर 784,वार्ड संख्या 23, कुल क्षेत्रफल 189 वर्ग मीटर है, जयपुर जिले के बांदी कुई नगरपालिका क्षेत्राधिकार में आता है। इसकी सीमा इस प्रकार हैः दक्षिण -चौक, उत्तर -संपत्ति का शेष भाग, पूर्व - रामसहाय का मकान, पश्चिम - 10 फीट रोड पर एमओडीटीडी छग्गन पुत्र नारायण लाल और लेखराज सैनी पुत्र नारायण लाल द्वारा दस्तावेज संख्या 2039, दिनांक 31.03-2017 के रूप में उप रजिस्ट्रार कार्यालय बांदी कुई, बसवा में निष्पादित किया गया और स्वीकृत ऋण राशि रूपये 15,00,000/- वर्णित की गई है।

कब्जा विवरण	भौतिक कब्जा
सम्पत्ति के निरीक्षण की तिथि एवं समय	अनुरोध पर
सुरक्षित मूल्य	रु. 66,33,900/- (रुपये छियासठ लाख तैंतीस हजार नौ सौ मात्र)
धरोहर राशि जमा	रु. 6,63,390/- (छह लाख तिरसठ हजार तीन सौ नब्बे रुपये मात्र)
ईएमडी प्रेषण विवरण : बैंक खाता - "फीनिक्स ट्रस्ट एफवाई 26-13" खाता संख्या : 9049919809 ; कोटक महिन्द्रा बैंक लिमिटेड, शाखा : कलीना, मुंबई, आईएफएससी कोड : KKBK0000631	
बोली वृद्धि	रु. 50,000/- (रुपए पचास हजार मात्र) एवं इसके गुणकों में
ईएमडी के जमा हेतु अंतिम तिथि	08-10-2026 (गुरुवार) को शाम 05:00 बजे या उससे पहले
ई-नीलामी की तिथि एवं समय	10-10-2026 (शनिवार) सुबह 11:00 बजे से दोपहर 01.00 बजे तक
सम्पत्ति के निविदा दस्तावेजों हेतु लिंकः https://phoenixarc.co.in?p=7469	

ई-नीलामी के नियम एवं शर्तें :

1. नीलामी बिक्री प्राधिकृत अधिकारी द्वारा सरफासी ऐक्ट के प्रावधानों के तहत ई-नीलामी की सहायता और माध्यम से संचालित की जा रही है। नीलामी/बोलीदान वेबसाइट **https://www.bankeauctions.com** के माध्यम से केवल **"ऑनलाइन इलेक्ट्रॉनिक विधि"** से किया जाएगा तथा **मैसर्स सी1 इंडिया प्राइवेट लिमिटेड ई-नीलामी के लिए प्लेटफॉर्म की व्यवस्था हेतु सेवा प्रदाता है। 2**. नीलामी का संचालन बोली दस्तावेजों में दिए नियम एवं शर्तों के अनुसार तथा उसमें निर्धारित प्रक्रिया के अनुसार किया जाएगा। बोलीदाता बोली दस्तावेज, नीलामी के विस्तृत नियम एवं शर्तों के लिए फीनिक्स की वेबसाइट **www.phoenixarc.co.in** अथवा उपरिवर्णित लिंक्स अथवा सेवा प्रदाता की वेबसाइट **www.bankeauctions.com** देखें। **3**. बोलीदाता अपनी पसंद के स्थान/अपने स्वयं के कार्यालय से उद्धृत करते हुए/बोली लगाते हुए ई-नीलामी में भाग ले सकते हैं। प्रत्येक बोलीदाता को इंटरनेट कनेक्टिविटी की व्यवस्था स्वयं करनी होगी। प्राधिकृत अधिकारी/फीनिक्स/सेवा प्रदाता इंटरनेट कनेक्टिविटी, नेटवर्क समस्याओं, सिस्टम क्रैश डाउन, बिजली की गड़बड़ी इत्यादि के लिए जिम्मेदार नहीं होगा। **4**. संभावित बोलीदाता विस्तृत विवरण, सहायता, प्रक्रिया और ई-नीलामी के संबंध में ऑनलाइन प्रशिक्षण के लिए **मैसर्स सी1 इंडिया प्राइवेट लिमिटेड के श्री भाविक पांड्या से सम्पर्क करें, सम्पर्क नम्बर : 91-124-4302020/2021/2022/2023/2024, +91-8866682937, ई-मेल आईडी : support@bankeauctions.com maharashtra@c1india.com 5**. बोलीदाता नीलामी हेतु प्रस्तुत प्रतिभूत आस्ति के विवरण के सत्यापन/बोली प्रपत्र प्राप्त करने के लिए फीनिक्स की वेबसाइट **www.phoenixarc.co.in** भी देखें। **6**. ई-नीलामी यहां ऊपर दी गई तिथि एवं समय पर संचालित की जाएगी, जब उपरिवर्णित प्रतिभूति आस्ति **"जैसा है जहां है" आधार और "जैसा है जो भी है" एवं "कोई उपाय नहीं"** शर्त पर बेची जाएगी। **7**. सभी इच्छुक क्रेता/बोलीदाताओं को उपरोक्त तिथि एवं समय पर ई-नीलामी में भाग लेने के लिए उपरिवर्णित पोर्टल **https://www.bankeauctions.com** में अपना नाम पंजीकृत करवाना और यूजर आईडी तथा पासवर्ड निःशुल्क प्राप्त करना होगा। **8**. इच्छुक क्रेता/बोलीदाताओं को ई-नीलामी में भाग लेने के लिए प्रतिभूत आस्ति के सुरक्षित मूल्य के 10 प्रतिशत की प्रतिदेय धरोहर राशि जमा के भुगतान का विवरण पैनकार्ड, कम्पनी के मामले में बोर्ड प्रस्ताव और पता प्रमाण की प्रतियों सहित उपरिवर्णित ईएमडी जमा करने हेतु अंतिम तिथि से पूर्व जमा करना होगा। इच्छुक क्रेता/बोलीदाताओं यहां उपरिवर्णित प्रत्येक आइटम के लिए अलग ईएमडी जमा करनी होगी। **9**. संभावित/इच्छुक बोलीदाता को यह वचनपत्र देना देगा कि वह दिवाला और ऋणशोध अक्षमता संहिता, 2016 की धारा 29 (क) के प्रावधान के अनुसार से अयोग्य नहीं है और केवाईसी दस्तावेजों के साथ ऐसा वचनपत्र न देने पर, उसे संक्षेपतः अयोग्य घोषित कर दिया जाएगा या उसकी बोली अस्वीकृत कर दी जाएगी। **10**. सफल क्रेता/बोलीदाता को अपनी बोली राशि की 25 प्रतिशत राशि (ईएमडी सहित) यहां ऊपर वर्णित खाते में आरटीजीएस/एनईएफटी द्वारा नीलामी की तिथि को अथवा अथवा अधिकतम अगले कार्यदिवस तक बैंकिंग कार्य बंद होने से पूर्व जमा करनी होगी, जिसकी पुष्टि फीनिक्स द्वारा की जाएगी तथा किसी चूक की स्थिति में बिक्री अमान्य करार दी जाएगी और उक्त सफल क्रेता/बोलीदाता की ईएमडी जब्त कर ली जाएगी। **11**. ई-नीलामी में सफल नहीं होने वाले अन्य बोलीदाताओं की ईएमडी फीनिक्स द्वारा ई-नीलामी समाप्त होने के 5 कार्य दिवसों के भीतर वापस कर दी जाएगी। ईएमडी पर कोई ब्याज नहीं दिया जाएगा। **12**. सफल क्रेता/बोलीदाता द्वारा क्रय राशि की देय शेष राशि प्रतिभूत लेनदार/प्राधिकृत अधिकारी द्वारा उक्त प्रतिभूत आस्ति की बिक्री की पुष्टि की तिथि से पंद्रहवे (15) दिन को अथवा पूर्व अथवा प्राधिकृत अधिकारी द्वारा एकमात्र उसके विवेकानुसार लिखित सहमति द्वारा आगे बढ़ाई गई अवधि के भीतर जमा करनी होगी। किसी चूक की स्थिति में, उस समय तक जमा की गई सभी राशियां जब्त कर ली जाएंगी। **13**. **संभावित बोलीदाता, सम्पत्ति के निरीक्षण के लिए और अधिक विवरण के लिए श्री विपिन कुमार मीणा/श्री महेश मालुंजकर से निम्नलिखित ई-मेल पते पर vipin.meena@phoenixarc.co.in/ mahesh.m@phoenixarc.co.in (ई-मेल) पर अथवा +91-9819803563/+91-09920381684 (मोबाइल) सम्पर्क कर सकते हैं। 14**. नीलामी के किसी भी चरण में, प्राधिकृत अधिकारी, बिना कोई पूर्व सूचना दिए तथा बिना कोई कारण बताए, बोली/ऑफर स्वीकार/अस्वीकार/ संशोधित/निरस्त कर सकते हैं अथवा नीलामी प्रास्थगित कर सकते हैं। **15**. सफल क्रेता/बोलीदाता को सांविधिक देयताएं, कर, देय शुल्क, बिक्री मूल्य पर लागू जीएसटी स्टाम्प ड्यूटी, रजिस्ट्रेशन शुल्क, इत्यादि वहन करने होंगे जो लागू कानून के अनुसार उसके पक्ष में सम्पत्ति हस्तांतरण के लिए भुगतान किए जाने हेतु अपेक्षित हैं। **16**. सभी सांविधिक/गैर-सांविधिक देयताओं, करों, उपकरों, निर्धारणों, प्रभारों, सोसायटी देयों, शुल्कों इत्यादि, जो सम्पत्ति के संबंध में किसी भी समय देय हैं, का भुगतान एकमात्र रूप से सफल बोलीदाता की जिम्मेदारी होगी। **17**. सफल क्रेता/बोलीदाता उसके पक्ष में अधिकारों के हस्तांतरण हेतु किसी भी प्राधिकरण को देय किसी लागत/खर्चे/शुल्क/प्रभार इत्यादि के लिए एकमात्र रूप से जिम्मेदार होगा। **18**. कर्जदार/गारंटर, जो उक्त बकाया राशियां चुकाने हेतु उत्तरदायी हैं, इस बिक्री सूचना को उपरोक्त नीलामी बिक्री के आयोजन के बारे में प्रतिभूति हित (प्रवर्तन) नियमावली के नियम 8 एवं 9 के तहत सूचना मानेंगे। **19**. इच्छुक बोलीदाता को अपनी बोली प्रस्तुत करने से पहले नीलामी हेतु प्रस्तुत प्रतिभूत आस्ति के ऋणभारों, स्वत्वाधिकार और प्रतिभूत आस्ति को प्रभावित करने वाले दावों/अधिकारों/देयताओं, सांविधिक देयताओं सहित, के संबंध में अपनी स्वयं की स्वतंत्र जांच कर लेनी चाहिए। नीलामी विज्ञापन फीनिक्स की कोई वचनबद्धता अथवा प्रतिनिधित्व नहीं करता है और न ऐसा माना जाएगा। फीनिक्स का प्राधिकृत अधिकारी किसी तृतीय पक्ष दावों/अधिकारों/देयता हेतु जिम्मेदार नहीं होगा। **20**. समाचारपत्र में प्रकाशित नीलामी सूचना में विनिर्दिष्ट विवरण अधोहस्ताक्षरी की सर्वश्रेष्ठ सूचना के अनुसार वर्णित किए गए हैं ; तथापि अधोहस्ताक्षरी किसी त्रुटि, मिथ्याकथन अथवा विलोपन जिम्मेदार नहीं होंगे। **21**. यदि यहां ऊपर दिया गया नीलामी कार्यक्रम किसी भी कारण असफल रहता है, तो फीनिक्स को प्रतिभूति हित (प्रवर्तन) नियमावली, 2002 (नियमावली) के नियम 8 (5) तथा सरफासी ऐक्ट, 2002 के प्रावधानों के तहत किसी अन्य विधि से प्रतिभूत आस्ति को बेचने का अधिकार होगा।

स्थान : दौसा
तिथि : 05-09-2026

हस्ता./- प्राधिकृत अधिकारी
फीनिक्स एआरसी लिमिटेड
(फीनिक्स ट्रस्ट एफवाई 26-13 की ट्रस्टी)

ओमकारा एसेट्स रिकंस्ट्रक्शन प्राइवेट लिमिटेड

OMKARA ASSETS RECONSTRUCTION Pvt. Ltd.

रजि. कार्यालयः 9, एम.पी. नगर, प्रथम स्ट्रीट, कोंगु नगर एक्सटेंशन, तिरुपुर 641607
कॉर्पोरेट कार्यालयः कोहिनूर स्क्वायर, 47वीं मंजिल, एन.सी. केलकर मार्ग, आर.जी. गडकरी चौक, दादर (पश्चिम), मुंबई - 400028, फोन : 022-69231111

परिशिष्ट IV [नियम 8(1)]

कब्जा नोटिस (अचल संपत्ति के लिए)

जबकि, अधोहस्ताक्षरी ओमकारा एसेट्स रीकंस्ट्रक्शन प्रा. लि. (ओएआरपीएल) के प्राधिकृत अधिकारी होने के नाते कंपनी अधिनियम, 1956 के प्रावधानों के तहत निगमित एक कंपनी है, और भारतीय रिजर्व बैंक (आरबीआई) के साथ वित्तीय परिसंपत्तियों के प्रतिभूतिकरण और पुनर्निर्माण और प्रतिभूति हित अधिनियम, 2002 (2002 का 54) (''सरफेसी अधिनियम, 2002'') की धारा 3 के तहत एक परिसंपत्ति पुनर्निर्माण कंपनी के रूप में विधिवत पंजीकृत जिसका सीआईएन नं. U67100TZ2014PTC020363 और इसका पंजीकृत कार्यालय 9, एम. पी नगर, प्रथम स्ट्रीट, कोंगु नगर एक्सटेंशन, तिरुपुर-641607 में है और कॉर्पोरेट कार्यालय कोहिनूर स्क्वायर, 47वीं मंजिल, एन.सी. केलकर मार्ग, आर.जी. गडकरी चौक, दादर (पश्चिम), मुंबई - 400028, **ओमकारा पीएस 26/2024-25 ट्रस्ट के ट्रस्टी** के रूप में अपनी क्षमता में कार्यरत, जोधपुर मिष्ठान भंडार, (उधारकर्ता/बंधककर्ता) और रामसिवर प्रजापत, अनोपी देवी, राजदीवान प्रजापत (सह-आवेदक/बंधककर्ता/गारंटर) जिसका ऋण खाता संख्या PR00848801 का संपूर्ण बकाये के सभी अधिकार, शीर्षक और हित को एसबीएफसी फाइनेंस लिमिटेड (इसके बाद असाइनर वित्तीय संस्थान के रूप में संदर्भित) से अंतर्निहित प्रतिभूतियों के साथ प्रतिभूतिकरण और वित्तीय परिसंपत्ति के पुनर्निर्माण और प्रतिभूति हित प्रवर्तन अधिनियम, 2002 की धारा 5 के तहत असाइनमेंट समझौते के तहत दिनांक 27.03.2025 को प्राप्त किया है।

और जबकि, वित्तीय आस्तियों के प्रतिभूतिकरण एवं पुनर्गठन तथा प्रतिभूति हित प्रवर्तन अधिनियम, 2002 के अंतर्गत समनुदेशक वित्तीय संस्थान के प्राधिकृत अधिकारी ने प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 3 के साथ पठित धारा 13(12) के तहत प्रदत्त शक्तियों का प्रयोग करते हुए **दिनांक 24.07.2025 को मांग नोटिस** जारी किया है, जिसमें उधारकर्ताओं/बंधककर्ताओं/सह-उधारकर्ताओं/गारंटरों से अनुरोध किया गया है कि वे नोटिस में उल्लिखित राशि कुल मिलाकर **रु. 10,93,380/- (रुपये दस लाख तिरान्वे हजार तीन सौ अस्सी मात्र) दिनांक 30.06.2025 तक** प्लस उस पर भुगतान की तारीख तक संविदात्मक दर(दरों) पर अर्जित ब्याज/अप्राप्त ब्याज, आकस्मिक व्ययों, लागतों, प्रभार इत्यादि उक्त नोटिस की प्राप्ति की तारीख से 60 दिनों के भीतर चुकाने के लिए कहा गया है।

उधारकर्ता/सह-उधारकर्ता/गारंटर उक्त राशि का भुगतान करने में असफल हो गये हैं, और समनुदेशन समझौते के अनुसार, ओएआरपीएल समनुदेशक वित्तीय संस्थान की भूमिका में आ गया है और संपूर्ण बकाया राशि वसूलने और प्रतिभूति को लागू करने का हकदार हो गया है। **ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड** के प्राधिकृत अधिकारी, जिन्हें सरफेसी अधिनियम, 2002 की धारा 13 की उपधारा (12) के अंतर्गत विधिवत नियुक्त किया गया है, ने प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 8 के साथ पठित अधिनियम की धारा 13 की उपधारा (4) के अंतर्गत प्रदत्त शक्तियों का प्रयोग करते हुए, नीचे वर्णित संपत्ति का कब्जा दिनांक **03-09-2026** को ले लिया है।

विशेष रूप से उधारकर्ताओं और आम जनता को इस संपत्ति से निपटने के लिए सावधान किया जाता है और ऐसी संपत्ति के साथ कोई भी लेन-देन ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड जो **ओमकारा पीएस26/2024-25 ट्रस्ट के ट्रस्टी** के रूप में कार्यरत जिसका कॉर्पोरेट कार्यालय कोहिनूर स्क्वायर, 47वीं मंजिल, एनसी केलकर मार्ग, आरजी गडकरी चौक, दादर (पश्चिम), मुंबई - 400028 के प्रभार वास्ते राशि **रु. 10,93,380/- (रुपये दस लाख तिरान्वे हजार तीन सौ अस्सी मात्र) दिनांक 30.06.2025 तक** प्लस उस पर संविदात्मक दर(दरों) पर अर्जित ब्याज/अप्राप्त ब्याज, आकस्मिक व्ययों, लागतों, प्रभार इत्यादि सहित के अधीन होगा,

उधारकर्ता/सह-उधारकर्ता/गारंटर/बंधककर्ता का ध्यान एक्ट की धारा 13 की उप धारा (8), के प्रावधानों के अंतर्गत सुरक्षित परिसंपत्तियों के मुक्त करने हेतु उपलब्ध समय सीमा की ओर आकर्षित किया जाता है।

उपरोक्त खाते में ओएआरपीएल को बंधक/सौंपी गई/प्रभारित/बंधक रखी गई परिसंपत्तियों/संपत्तियों का विवरण और कब्जा नीचे दिया गया हैः

अचल संपत्ति का विवरण

संपत्ति नं. 15, क्षेत्रफल 20 X 35 वर्ग फुट, अराजी नंबर 775, रेवेन्यू गाँव रैला, अबादी एरिया, रैला, ग्राम पंचायल रैला पंचायत समिति बनेरा, जिला भीलवाड़ा

दिनांकः 03.09.2026
स्थानः भीलवाड़ा

प्राधिकृत अधिकारी
कृते ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड
(ओमकारा पीएस26/2024-25 ट्रस्ट के ट्रस्टी के रूप में कार्यरत)

यू जीआरओ कैपिटल लिमिटेड

UGRO CAPITAL

बी-17, चौथा तल, आर्ट गिल्ड हाऊस, फिनिक्स मार्केट सिटी, कुर्ला(वेस्ट), मुंबई 400070, महाराष्ट्र

अचल संपत्तियों की बिक्री हेतु बिक्री सूचना

वित्तीय परिसंपत्तियों के प्रतिभूतिकरण एवं पुनर्निर्माण तथा प्रतिभूति हित (प्रवर्तन) नियमों, 2002 के नियम 8 और 9 के प्रावधानों के सहपठित प्रतिभूति हित प्रवर्तन अधिनियम, 2002 के तहत अचल संपत्तियों (''प्रत्याभूत परिसंपत्तियों'') बिक्री हेतु 30 दिनों की बिक्री सूचना।

एतद् द्वारा आम जनता को और विशेष रूप से उधारकर्ता(ओं) और गारंटरों(ओं) को सूचित किया जाता है कि नीचे वर्णित प्रत्याभूत परिसंपत्ति(यों) **यू जीआरओ कैपिटल लिमिटेड (''प्रत्याभूत ऋणदाता'')** को गिरवी/बंधक रखी गई है, जिसका कब्जा प्रत्याभूत ऋणदाता के प्राधिकृत अधिकारी द्वारा लिया गया है को प्रत्याभूत ऋणदाता के उधारकर्ता (ओं) और गारंटर(रों) से बकाया राशि उस पर भविष्य के ब्याज और व्ययों के साथ की वसूली की दिनांक तक **''जो है जैसा है'', ''जो है जहां है'' और ''वहां जो कुछ भी है'' आधार पर बेचा** जाएगा।
आरक्षित मूल्य, अग्रीम राशि जमा (ईएमडी)और ईएमडी जमा की अंतिम दिनांक निम्न वर्णित है:

क्र. सं.	उधारकर्ता(ओं)/गारंटर(रों) का विवरण	प्रत्याभूत परिसंपत्ति(यों) का विवरण:	नीलामी का विवरण	
1.	1.आरडी तिवारी मोटर्स 2. मोनू शर्मा 3. शोभा बाई 4. राफेजा बीबी 5. ज्योति शर्मा ऋण खाता सं. - UGJWRSS0000073539	संपत्ति जांच की गई और प्रस्तावित बंधक का विवरण (इसमें आवआसीय मकान/प्लॉट का विवरण होना चाहिए, जो स्थित खसरा सं. 830, ग्राम हरनावदा शाह जी पटवार हल्का हरनावदा शाह जी तहसील छिपाबड़ोद, ज़ला बारां(राजस्थान) मापक - 3000.00 वर्ग, प्लॉट सं. , सर्वे सं. वार्ड फुट सं. आदि, संग फ्लैट/भवन का भूमि क्षेत्र और शीर्षक विलेख में वर्णित संपत्ति का सीमांकन)(स्वीकृति पत्र अनुसार संपत्ति पता संपत्ति ख सं. 813 829 830 756 खसरा सं. 375 और 276 हरनावदा शाह जी तहसील छिपाबड़ोद बारां रज़स्थान 32522), **सीमांकन :** पूर्वः सड़क, पश्चिमः विक्रेता की भूमि, उत्तर : विक्रेता की भूमि, दक्षिणः द्वारकालाल राठौर का प्लॉट	आरक्षित मूल्य	रू. 2,48,81,250/-
			ईएमडी	रू. 24,88,125/-
			ईएमडी जमा की अंतिम दिनांक	13.10.2026
			नीलामी की दिनांक	14.10.2026

कृपया ध्यान दें कि नीलामी का समय पूर्वाह्न 11 :00 बजे से अपराह्न 01:00 बजे तक होगा, जिसमें मूल्य वृद्धि रूपये 1,00,000/- की होगी। बिक्री के विस्तृत नियम और शर्तों के लिए, कृपया **यू जीआरओ केपिटल लिमिटेड/ प्रत्याभूत ऋणदाता की वेबसाइट अर्थात्** **https://www.ugrocapital.com** लिंक देखें या अधोहस्ताक्षरी से **authorised.officer@ugrocapital.com** पर संपर्क कर सकते हैं। अधिक जानकारी के लिए आरसीएम- दीपक खन्ना- 9818164585, और एससीएम- रमेश शर्मा- 9782862700 से संपर्क करें।

स्थान: राजस्थान
दिनांक: 06.09.2026

हस्ता/-(प्राधिकृत अधिकारी)
प्रति यूजीआरओ केपिटल लिमिटेड

आर के पी फाइनेंस प्राइवेट लिमिटेड (पूर्व मे आर के पी कंसल्टेंट्स प्राइवेट लिमिटेड)

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रुद्र हाइट्स, प्लॉट नं. 5, तृतीय तल, त्रिवेणी पुलिया के नीचे, गोपालपुरा बाईपास, जयपुर-302018 ई-मेल contactus@rkpfinance.com

सिक्योरिटाइजेशन अधिनियम 2002 की धारा 13 (2) के अन्तर्गत मांग सूचना पत्र

वित्तीय आस्तियों के प्रतिभूतिकरण और पुनर्निर्माण तथा प्रतिभूति हित प्रवर्तन अधिनियम, 2002 (''अधिनियम'') और प्रतिभूति हित (प्रवर्तन) नियम, 2002 (''अधिनियम'') के प्रावधानों के अंतर्गत

अधोहस्ताक्षरी,आर के पी फाइनेंस प्राइवेट लिमिटेड के अधिकृत अधिकारी होने के नाते, उक्त अधिनियम के अंतर्गत तथा अधिनियम की धारा 13 (12) के तहत प्रदत्त शक्तियों का प्रयोग करते हुए, नियम 3 के साथ पठित, अधिनियम की धारा 13(2) के तहत मांग नोटिस जारी किए गए, जिसमें निम्नलिखित उधारकर्ता को संबंधित नोटिस में उल्लिखित राशि का भुगतान उक्तनोटिस की प्राप्ति की तारीख से 60 दिनों के भीतर करने के लिए कहा गया। अधोहस्ताक्षरी का यथोचित विश्वास है कि उधारकर्ता द्वारा मांग नोटिस की सेवा से बचा जा रहा है, अतः नियमों के अनुसार नोटिस की सेवा चस्पा करने और प्रकाशन द्वारा की जा रही है। मांग नोटिस की विषय-वस्तु नीचे उद्धृत की गई हैः

ऋणी का नाम	मांग पत्र के अनुसार देय राशि	संपत्ति का विवरण
श्री सुधीर पंवार पुत्र श्री उमेश कुमार पंवार (ऋणी) श्रीमती आरती जांगिड़ पत्नी श्री सुधीर पंवार (सह-ऋणी) श्री अमित स्वामी पुत्र श्री गोकुल स्वामी (गारंटर) LOAN A/C NUM. JPR23LAP06892	रु. 26,81,200/- (रुपये छब्बीस लाख इक्यासी हजार दो सौ मात्र) का भुगतान करने हेतु मांग सूचना दिनांक- 31-08-2026 एन.पी.ए. की दिनांक- 26.05.2024	प्लॉट नं. 2, राधा कृष्ण विहार, चौमूं बाईपास, जयपुर, राजस्थान, क्षेत्रफल 266.66 वर्गगज जोश्री सुधीर पंवार पुत्र श्री उमेश कुमार पंवार के नाम से है। सीमाएः-पूर्वःप्लॉट नं. 03 पश्चिमःप्लॉट नं. 1 उत्तरः उद्यान दक्षिणः 60'-0 चौड़ी सड़क

उधारकर्ता को एतद्वारा सलाह दी जाती है कि वे मांग नोटिस का अनुपालन करें और उसमें तथा उपर्युक्त में उल्लिखित मांग राशि का भुगतान इस प्रकाशन की तारीख से 60 दिनों के भीतर, लागू ब्याज, अतिरिक्त ब्याज, बाउंस शुल्क, लागत और भुगतान की प्राप्ति की तारीख तक के खर्चों सहित करें। उधारकर्ता को ध्यान देना चाहिए कि आर के पी फाइनेंस प्राइवेट लिमिटेड एक सुरक्षित लेनदार है और उधारकर्ता द्वारा प्राप्त ऋण सुविधा, उधारकर्ता द्वारा बंधक रखी गई अचल संपत्ति/ संपत्तियों, जो सुरक्षित परिसंपत्ति हैं, के विरुद्ध एक सुरक्षित ऋण है।

यदि उधारकर्ता द्वारा निर्धारित समय के भीतर अपनी देनदारियों का पूर्ण रूप से निर्वहन करने में विफलता होती है, तो आर के पी फाइनेंस प्राइवेट लिमिटेड अधिनियम की धारा 13 (4) के तहत सभी अधिकारों का प्रयोग करने का हकदार होगा, जिसमें सुरक्षित परिसंपत्ति का कब्जा लेना शामिल है, परंतु यह इन्हीं तक सीमित नहीं है, तथा उसे बिक्री के माध्यम से हस्तांतरित करना या अधिनियम और उसके अंतर्गत बनाए गए नियमों के तहत उपलब्ध किसी अन्य उपाय का आह्वान करना और भुगतान वसूल करना शामिल है। आर के पी फाइनेंस प्राइवेट लिमिटेड बिक्री या हस्तांतरण के अधिकार को लागू करने से पहले सुरक्षित परिसंपत्ति को जोड़ें और/ या सील करें करने के लिए भी सशक्त है। सुरक्षित परिसंपत्ति की बिक्री के बाद, आर के पी फाइनेंस प्राइवेट लिमिटेड को बकाया राशि की वसूली के लिए अलग से कानूनी कार्यवाही शुरू करने का भी अधिकार है, यदि बंधक रखी गई संपत्तियों का मूल्य आर के पी फाइनेंस प्राइवेट लिमिटेड को देय बकाया राशि को पूरा करने के लिए अपर्याप्त है। यह उपाय किसी अन्य कानून के तहत आर के पी फाइनेंस प्राइवेट लिमिटेड को [illegible]

दिनांकः-05.09.2026,स्थानः-राजस्थान

हस्/-
प्राधिकृत अधिकारी (आर के पी फाइनेंस प्राइवेट लिमिटेड)

ट्रूहोम फाइनेंस लिमिटेड

Truhome FINANCE

(पूर्व का श्रीराम हाउसिंग फाइनेंस लिमिटेड)

पंजीकृत कार्यालय : श्रीनिवास टॉवर, प्रथम तल, द्वार नं. 5, पुराना नं. 11, द्वितीय लेन, सेनाटोफ रोड, अलवरपेट, तेयनाम्पेट, चेन्नई-600018, तमिलनाडु
मुख्य कार्यालय : लेवल 3, वॉकहार्ट टावर्स, ईस्ट विंग सी-2 जी-ब्लॉक, बांद्रा कुर्ला कॉम्प्लेक्स, मुंबई 400051, टोल फोन: 1800-102-4345, सीआईएनः U65929TN2010PLC078004
ई-मेल : contact@truhomefinance.in, वेबसाइट : www.truhomefinance.in

सार्वजनिक सूचना

इस नोटिस के जरिए, **ट्रूहोम फाइनेंस लिमिटेड (पूर्व की श्रीराम हाउसिंग फाइनेंस लिमिटेड)** के सभी ग्राहकों को **अलवर शाखा राजस्थान को 05 दिसम्बर, 2026** से परिवर्तित करने की जानकारी दी जाती है।

शाखा का नाम	वर्तमान शाखा का पता	नई शाखा का पता
अलवर	201, विष्णुप्रिया, रघु मार्ग, सामने सरकारी शिशु अस्पताल, लखंडा वाला, कुआ, अलवर-301001, राजस्थान	प्रथम तल, प्लॉट नं. 30-बी, स्कीम नं. 02-लाजपत नगर, अलवर-301001, राजस्थान

अधिक जानकारी/पूछताछ के लिए, कृपया टोल-फ्री नंबर पर हमसे संपर्क करें/हमें ईमेल भेजें/ऊपर दिए गए पते पर हमारी शाखा में आएं।

स्थानः अलवर
दिनांकः 05.09.2026

ह./ अधिकृत प्राधिकारी- ट्रूहोम फाइनेंस लिमिटेड
(पूर्व का श्रीराम हाउसिंग फाइनेंस लिमिटेड)

ओमकारा एसेट्स रिकंस्ट्रक्शन प्राइवेट लिमिटेड

OMKARA ASSETS RECONSTRUCTION Pvt. Ltd.

रजि. कार्यालयः 9, एम.पी. नगर, प्रथम स्ट्रीट, कोंगु नगर एक्सटेंशन, तिरुपुर 641607
कॉर्पोरेट कार्यालयः कोहिनूर स्क्वायर, 47वीं मंजिल, एन.सी. केलकर मार्ग, आर.जी. गडकरी चौक, दादर (पश्चिम), मुंबई - 400028, फोन : 022-69231111

परिशिष्ट IV [नियम 8(1)]

कब्जा नोटिस (अचल संपत्ति के लिए)

जबकि, अधोहस्ताक्षरी ओमकारा एसेट्स रीकंस्ट्रक्शन प्रा. लि. (ओएआरपीएल) के प्राधिकृत अधिकारी होने के नाते कंपनी अधिनियम, 1956 के प्रावधानों के तहत निगमित एक कंपनी है, और भारतीय रिजर्व बैंक (आरबीआई) के साथ वित्तीय परिसंपत्तियों के प्रतिभूतिकरण और पुनर्निर्माण और प्रतिभूति हित अधिनियम, 2002 (2002 का 54) (''सरफेसी अधिनियम, 2002'') की धारा 3 के तहत एक परिसंपत्ति पुनर्निर्माण कंपनी के रूप में विधिवत पंजीकृत जिसका सीआईएन नं. U67100TZ2014PTC020363 और इसका पंजीकृत कार्यालय 9, एम. पी नगर, प्रथम स्ट्रीट, कोंगु नगर एक्सटेंशन, तिरुपुर-641607 में है और कॉर्पोरेट कार्यालय कोहिनूर स्क्वायर, 47वीं मंजिल, एन.सी. केलकर मार्ग, आर.जी. गडकरी चौक, दादर (पश्चिम), मुंबई - 400028, **ओमकारा पीएस 26/2024-25 ट्रस्ट के ट्रस्टी** के रूप में अपनी क्षमता में कार्यरत, धर्मराज नास्ता सेंटर और दूध डेयरी, (उधारकर्ता/बंधककर्ता) और किशन देवा, दुर्गा डांगी (सह-आवेदक/बंधककर्ता/गारंटर) जिसका ऋण खाता संख्या PR01075698 का संपूर्ण बकाये के सभी अधिकार, शीर्षक और हित को एसबीएफसी फाइनेंस लिमिटेड (इसके बाद असाइनर वित्तीय संस्थान के रूप में संदर्भित) से अंतर्निहित प्रतिभूतियों के साथ प्रतिभूतिकरण और वित्तीय परिसंपत्ति के पुनर्निर्माण और प्रतिभूति हित प्रवर्तन अधिनियम, 2002 की धारा 5 के तहत असाइनमेंट समझौते के तहत दिनांक 27.03.2025 को प्राप्त किया है।

और जबकि, वित्तीय आस्तियों के प्रतिभूतिकरण एवं पुनर्गठन तथा प्रतिभूति हित प्रवर्तन अधिनियम, 2002 के अंतर्गत समनुदेशक वित्तीय संस्थान के प्राधिकृत अधिकारी ने प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 3 के साथ पठित धारा 13(12) के तहत प्रदत्त शक्तियों का प्रयोग करते हुए **दिनांक 24.07.2025 को मांग नोटिस** जारी किया है, जिसमें उधारकर्ताओं/बंधककर्ताओं/सह-उधारकर्ताओं/गारंटरों से अनुरोध किया गया है कि वे नोटिस में उल्लिखित राशि कुल मिलाकर **रु. 16,17,479/- (रुपये सोलह लाख सत्रह हजार चार सौ उनासी मात्र) दिनांक 30.06.2025 तक** प्लस उस पर भुगतान की तारीख तक संविदात्मक दर(दरों) पर अर्जित ब्याज/अप्राप्त ब्याज, आकस्मिक व्ययों, लागतों, प्रभार इत्यादि उक्त नोटिस की प्राप्ति की तारीख से 60 दिनों के भीतर चुकाने के लिए कहा गया है।

उधारकर्ता/सह-उधारकर्ता/गारंटर उक्त राशि का भुगतान करने में असफल हो गये हैं, और समनुदेशन समझौते के अनुसार, ओएआरपीएल समनुदेशक वित्तीय संस्थान की भूमिका में आ गया है और संपूर्ण बकाया राशि वसूलने और प्रतिभूति को लागू करने का हकदार हो गया है। **ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड** के प्राधिकृत अधिकारी, जिन्हें सरफेसी अधिनियम, 2002 की धारा 13 की उपधारा (12) के अंतर्गत विधिवत नियुक्त किया गया है, ने प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 8 के साथ पठित अधिनियम की धारा 13 की उपधारा (4) के अंतर्गत प्रदत्त शक्तियों का प्रयोग करते हुए, नीचे वर्णित संपत्ति का कब्जा दिनांक **03-09-2026** को ले लिया है।

विशेष रूप से उधारकर्ताओं और आम जनता को इस संपत्ति से निपटने के लिए सावधान किया जाता है और ऐसी संपत्ति के साथ कोई भी लेन-देन ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड जो **ओमकारा पीएस26/2024-25 ट्रस्ट के ट्रस्टी** के रूप में कार्यरत जिसका कॉर्पोरेट कार्यालय कोहिनूर स्क्वायर, 47वीं मंजिल, एनसी केलकर मार्ग, आरजी गडकरी चौक, दादर (पश्चिम), मुंबई - 400028 के प्रभार वास्ते राशि **रु. 16,17,479/- (रुपये सोलह लाख सत्रह हजार चार सौ उनासी मात्र) दिनांक 30.06.2025 तक** प्लस उस पर संविदात्मक दर(दरों) पर अर्जित ब्याज/अप्राप्त ब्याज, आकस्मिक व्ययों, लागतों, प्रभार इत्यादि सहित के अधीन होगा,

उधारकर्ता/सह-उधारकर्ता/गारंटर/बंधककर्ता का ध्यान एक्ट की धारा 13 की उप धारा (8), के प्रावधानों के अंतर्गत सुरक्षित परिसंपत्तियों के मुक्त करने हेतु उपलब्ध समय सीमा की ओर आकर्षित किया जाता है।

उपरोक्त खाते में ओएआरपीएल को बंधक/सौंपी गई/प्रभारित/बंधक रखी गई परिसंपत्तियों/संपत्तियों का विवरण और कब्जा नीचे दिया गया हैः

अचल संपत्ति का विवरण

पट्टा नं. 1151, बुक नं. 01, मिसल नं. 01/20-21, ग्राम वर्धनो की बगल, ग्राम पंचायत राम, पंचायत समिति बडगोएन, जिला उदयपुर, राजस्थान

दिनांकः 03.09.2026
स्थानः उदयपुर

प्राधिकृत अधिकारी
कृते ओमकारा एसेट्स रीकंस्ट्रक्शन प्राइवेट लिमिटेड
(ओमकारा पीएस26/2024-25 ट्रस्ट के ट्रस्टी के रूप में कार्यरत)

डीसीबी बैंक लिमिटेड

DCB BANK

कॉर्पोरेट एवं पंजीकृत कार्यालयः छठी मंजिल, टावर ए, पेनिनसुला बिजनेस पार्क, सेनापति बापट मार्ग, लोअर परेल, मुंबई - 400013
क्षेत्रीय/शाखा कार्यालय : दूसरी मंजिल, एस-1 से एस-2, गीजगढ़ टॉवर, हवा सड़क, सिविल लाइन्स, जयपुर-302006 (राजस्थान)

परिशिष्ट IV-A ए

अचल सम्पत्तियों की बिक्री हेतु बिक्री सूचना

प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 8(6) के परन्तुक के साथ पठित वित्तीय आस्तियों के प्रतिभूतिकरण तथा पुनर्निर्माण एवं प्रतिभूति हित प्रवर्तन अधिनियम, 2002 के तहत अचल आस्तियों की बिक्री हेतु प्रतिभूति हित (प्रवर्तन) नियम, 2002 के नियम 8(5) के तहत ई-नीलामी/बिक्री सूचना एतद्वारा जनसामान्य को एवं विशेष रूप से कर्जदार(रों), सह-कर्जदारों तथा जमानतियों (यदि कोई हो तो उनके कानूनी वारिसों सहित) को सूचना दी जाती है कि अधोलिखित अचल सम्पत्ति डीसीबी बैंक लिमिटेड, प्रतिभूत लेनदार के पास बंधक है जिनका रचनात्मक/भौतिक कब्जा डीसीबी बैंक के अधिकृत प्राधिकारी ने ले लिया है, उन्हें **''जहाँ है जैसे है'', ''जो है यही है'', ''जो कुछ भी है वहीं है'' तथा ''आश्रय रहित''** आधार बेचा जाएगा। संपत्ति को नीचे दिए गए विवरण के अनुसार बकाया राशि और आगे के ब्याज, शुल्क और लागत आदि की वसूली के लिए बेचा जाएगाः

क्र. सं.	कर्जदारों तथा सह-कर्जदारों का नाम	1. आरक्षित मूल्य 2. जमा धरोहर राशि (ईएमडी) 3. बोली वृद्धि राशि	ई-नीलामी की तिथि	कब्जे का प्रकार	बकाया राशि
1.	श्री गोविन्द सिंह, सुगनी पत्नी लाल सिंह, श्री योगेश सिंह एवं श्री लाल सिंह	1. रु. 8,25,000/- (रुपये आठ लाख पच्चीस हजार मात्र), 2. रु. 82,500/- (रुपये बयासी हजार पाँच सौ मात्र), 3. रु. 25,000/- (रुपये पच्चीस हजार मात्र)	25-09-2026 तथा 11 बजे पूर्वा.-12 बजे अप.	भौतिक	रु. 16,22,498/- (रुपये सोलह लाख बाईस हजार चार सौ अट्ठानवे मात्र) मुकदमे की जानकारीः लागू नहीं
अचल संपत्ति का विवरणः - पट्टा नंबर 316, वार्ड नंबर 36, सर्वोदय नगर, पाली, जोधपुर, राजस्थान-306401. प्लॉट का एरियाः - 693.75 वर्ग फुट।					
2.	श्री कैलाश चन्द सोनी तथा श्रीमती निशा	1. रु. 5,00,000/- (रुपये पाँच लाख मात्र), 2. रु. 50,000/- (रुपये पचास हजार मात्र), 3. रु. 25,000/- (रुपये पच्चीस हजार मात्र)	25-09-2026 तथा 11 बजे पूर्वा.-12 बजे अप.	भौतिक	रु. 14,86,401/- (रुपये चौदह लाख छियासी हजार चार सौ एक मात्र) मुकदमे की जानकारीः लागू नहीं
अचल संपत्ति का विवरणः - फ्लैट नंबर 5-के-30, ग्राउंड फ्लोर, द्वारकापुरी, खुडी भगतसनी, हाउसिंग बोर्ड स्कीम, जोधपुर, राजस्थान - 342001. प्लॉट का एरियाः - 320 वर्ग फुट।					
3.	श्री दिनेश परिहार, श्री तेजा राम परिहार तथा श्रीमती कमली	1. रु. 44,50,000/- (रुपये चौवालीस लाख पचास हजार मात्र), 2. रु. 4,45,000/- (रुपये चार लाख पैंतालीस हजार मात्र), 3. रु. 25,000/- (रुपये पच्चीस हजार मात्र)	25-09-2026 तथा 11 बजे पूर्वा.-12 बजे अप.	भौतिक	रु. 34,64,349.74/- (रुपये चौंतीस लाख चौंसठ हजार तीन सौ उनचास और चौहत्तर पैसे मात्र) डीआरटी एसए में दायर केस नंबर - एसए/49/2026 (डायरी नंबर - 155/2026) दाखिल करने की तारीख - 13-01-2026 कोर्ट का नाम - डीआरटी जयपुर
अचल संपत्ति का विवरणः - आवासीय संपत्ति का वह पूरा हिस्सा - प्लॉट नंबर 01, खसरा नंबर 4949, चक नंबर 1, सोजत सिटी पाली, पाली, राजस्थान, 306104. प्लॉट का एरियाः - 586.25 वर्ग फुट।					

निरीक्षण की तारीख और समयः - संपत्ति का निरीक्षण 14-09-2026 से 18-09-2026 तक सुबह 11:00 बजे से शाम 04:00 बजे के बीच किया जा सकता है। इसके लिए श्री निकुंज माथुर (मोबाइलः 9818979116) और श्री नवीन शर्मा (मोबाइलः 9351776625) से सुबह 11 बजे से शाम 6 बजे के बीच संपर्क करें।

ईएमडी जमा करने की तिथि और समयः 24-09-2026 को शाम 6:00 बजे तक। इसके साथ भागीदारी के लिए अनुरोध पत्र, केवाईसी, पैन कार्ड और ईएमडी का प्रमाण **nikunj.mathur@dcb.bank.in** और **naveen.sharma2@dcb.bank.in** ईमेल आईडी पर भेजना होगा। इच्छुक खरीदारों/बोलीदाताओं को ईएमडी की राशि लाभार्थी 'डीसीबी बैंक लिमिटेड' के नाम पर डिमांड ड्राफ्ट/पे ऑर्डर के माध्यम से जमा करनी होगी।

ई-नीलामी के नियम एवं शर्तें

1) सम्पत्ति को **''जहाँ है जैसे है'', ''जो है यही है'', ''जो कुछ भी है वहीं है'' तथा ''आश्रय रहित''** आधार पर बिना किसी प्रकार की वारंटी और क्षतिपूर्ति के बेचा जाएगा।
2) पंजीकरण शुल्क, स्टाम्प ड्यूटी, कर आदि सहित सभी वैधानिक बकाया/परिचर शुल्क/अन्य बकाया क्रेता द्वारा वहन किया जाएगा और प्राधिकृत अधिकारी या बैंक ई-नीलामी वाली संपत्ति के संबंध में सरकार या किसी अन्य को किसी भी शुल्क, भार में ग्रहणाधिकार या किसी अन्य बकाया के लिए उत्तरदायी नहीं होगा, जो बैंक को ज्ञात नहीं है, बोलीदाता को परामर्श दिया जाता है कि वे वैधानिक देनदारियों, संपत्ति कर के क्षेत्र, बिजली के बकाया आदि सहित संपत्ति पर भार के बारे में अपनी स्वतंत्र जांच करें।
3) नीलामी 'ऑनलाइन ई-नीलामी' होगी, जिसमें ऊपर दी गई तालिका में बताई गई तारीखों पर वेबसाइट ˝३३स्र२:// **bankauctions.in** के माध्यम बोली लगाई जाएगी, जिसमें 5 मिनट का असीमित विस्तार मिलेगा। बोलीदाताओं को सलाह दी जाती है कि वे अपनी बोली लगाने और ई-नीलामी की कार्यवाही में हिस्सा लेने से पहले नीलामी की बिक्री के विस्तृत नियम और शर्तें ध्यान से पढ़ लें।
4) हालाँकि, डीसीबी बैंक को पब्लिक नीलामी, ई-नीलामी, प्राइवेट डील, या कानून द्वारा अनुमत किसी अन्य तरीके से नीलामी करने का अधिकार सुरक्षित है।
5) इच्छुक बोलीदाताओं को पोर्टल पर स्वयं को पंजीकृत करना होगा तथा नीलामी सेवा प्रदाता नीलामी सेवा प्रदाता (मैसर्स **bankauctions.in** तथा **foreclosureindia.com**, (संपर्क टी. जयप्रकाश रेड्डी, मोब. नंबरः 8142000064 : बैक एंड ऑफिस : 8142000066/63/62, ऑफिस मेल आईडी : **info@bankauctions.in** और मेल आईडी **prakash@Bankauctions.in**) से उनके वेब पोर्टल **https://bankauctions.in/** पर काफी पहले प्राप्त करना होगा।
6) बोलीदाताओं को सलाह दी जाती है कि वे अपनी बोली जमा करने से पहले नीलामी बिक्री के विस्तृत नियम और शर्तों के लिए लिंक ˝३३स्र२:// **www.dcb.bank.in/cms/showpage/page/customer-corner** देखें।
7) इच्छुक बोलीदाताओं को निर्धारित फॉर्मेट में आवेदन करना होगा जो वेबसाइट पर प्रस्ताव/निविदा दस्तावेज के साथ उपलब्ध है।
8) बिक्री किसी भी अदालत या अधिकरण में लंबित किसी भी मुकदमे के परिणाम के अधीन होगी।

तिथि : 05.09.2026
स्थान : पाली, जोधपुर, राजस्थान

हस्ता./- प्राधिकृत अधिकारी
डीसीबी बैंक लिमिटेड

ANNEXURE-II

DETAILS OF BIDDER

(*Read carefully the terms and conditions of sale before filling-up and submitting the bid)*

SR. NO.	**PARTICULARS**	**TO BE FILLED BY BIDDER/(S)**
1.	Name(s) of Bidder (in Capital) (In case the bidder is an entity, constitution of such entity and representative capacity supported with authorization to be submitted)	
2.	Father's/Husband's Name	
3.	Postal Address of Bidder(s)	
4.	Phone/Cell Number	
5.	E-mail ID	
6.	Event ID	
7.	Bank Account details to which EMD amount to be returned:	
	Bank Name	
	Beneficiary Name	
	Bank A/c. No.	
	IFSC Code No.	
	Branch Name	
8.	Date of submission of bid	

9.	**FOR INDIVIDUALS:** PAN Card / Passport / Driving License / Aadhaar Card / Voter's Identity Card / Job Card issued by NREGA duly signed by an officer of State Government / Letter issued by the National Population Register Certificate or permission from regulator for investment/remittance in India.	
10.	**FOR COMPANY / PARTNERSHIP FIRM:** PAN Card **/** Registered Partnership Deed	
11.	Whether EMD remitted (Yes / No)	
12.	EMD remittance details*	
	Date of Remittance	
	Name of Bank	
	Branch	
	Account No.	
	IFSC Code No	
13.	Bid Amount Quoted (To be mentioned in numerical and words)	

I/We declare that I/We have read and understood all the above terms and conditions of auction sale and the auction notice published in the daily newspaper and the tender document which are also available in the website **https://www.bankeauctions.com** and shall abide by them. I/We also undertake to improve my/our bid by one bid incremental value notified in the sale notice if I/We am/are the sole successful bidder.

....

(Name & Signature of the Bidder)

<u>*Mandatory: Bidders are advised to preserve the EMD Remittance Challan.</u>

<u>Note: This document is required to be duly filled in and signed by the bidder and thereafter uploaded in the website https://www.bankeauctions.com during the time of submission of the bid.</u>

ANNEXURE-III

DECLARATION BY BIDDER (S)

To: **Date:**

The Authorised Officer,

Phoenix ARC Limited

Trustee of Phoenix Trust FY 26-13 (“Phoenix”)

Dear Sir,

1. I/We, the bidder/s do hereby state that, I/We have read the entire terms and conditions of the sale and have understood them fully. I/We, hereby unconditionally agree to abide with and to be bound by the said terms and conditions and agree to take part in the Online Electronic Auction being fully aware that the Sale is on “AS IS WHERE IS” basis and “AS IS WHAT IS” and “WITHOUT RECOURSE” condition.
2. I/We declare that the EMD and other deposit towards purchase-price were made by me/us as against my/our offer and that the particulars of remittance given by me/us in the bid form are true and correct.
3. I/We further declare that the information revealed by me/us in the bid document is true and correct to the best of my/our belief. I/We understand and agree that if any of the statement/information revealed by me/us is found to be incorrect and/or untrue, the offer/bid submitted by me/us is liable to be cancelled and in such case, the EMD paid by me/us is liable to be forfeited by the Authorised Officer and that the Authorised Officer will be at liberty to annul the offer made to me/us at any point of time.
4. I/We understand that in the event of me/us being declared as successful bidder by the Authorised Officer in his sole discretion, I/We are unconditionally bound to comply with the Terms and Conditions of Sale. I/We also agree that if my/our bid for purchase of the asset/s is accepted by the Authorised Officer and thereafter if I/We fail to comply or act upon the terms and conditions of the sale or am/are not able to complete the transaction within the time limit specified for any reason whatsoever and/or fail to fulfil any/all of the terms and conditions, the EMD and any other monies paid by me/us along with the bid and thereafter, is/are liable to be forfeited by the Authorised Officer.
5. I/We also agree that in the eventuality of forfeiture of the amount by Authorised Officer, the defaulting bidder shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.
6. The EMD of all other bidders who did not succeed in the e- auction will be refunded by Phoenix within 48 hours of the closure of the e-auction. The EMD will not carry any interest. I/we state that I/We have fully understood the terms and conditions of auction and agree to be bound by the same.
7. I also undertake to abide by the additional conditions if announced during the auction including the announcement of correcting and/or additions or deletions of times being offered for sale.
8. The Bidder hereby undertakes that he/she/it are not disqualified as per provisions of Section 29(A) of Insolvency and Bankruptcy Code, 2016.

Signature of Bidder / (s)	
Name of Bidder / (s)	
Address of Bidder / (s)	
E-mail of Bidder / (s)	

Note: This document is required to be duly filled in and signed by the bidder and thereafter uploaded on the website https://www.bankeauctions.com during the time of submission of the bid.

<u>**ANNEXURE-IV**</u>

<u>**DECLARATION FROM BIDDER***</u>

Date:

To,

The Authorised Officer,

Phoenix ARC Limited,

<u>**Trustee of Phoenix Trust FY 26-13 ("Phoenix")**</u>

Dear Sir/Madam,

Subject: Payment under Auction / Event ID no _________ dated _______________

Ref: Deposit of Rs _________________ made by me on ____/____/_______ being highest bidder / buyer for auction of ________________________ held on ___________________ vide cash/cheque/DD/RTGS/NEFT no __________________

I / We hereby declare:

- I have participated in the bidding process of ____ (property details) and have been declared Highest Bidder vide letter dated ______________
- The source of the amount being paid by me is __________________________
- My PAN No. is__________________ (copy of which is attached) / I do not have a PAN hence I am attaching herewith Form 60 along with KYC documents. (Strike out whichever is not applicable)
- I am responsible for declaring the same in my Income tax return.
- I am not politically exposed person.
- I have not violated any provision of Foreign Exchange Management Act
- I have not received notice from Directorate of Enforcement.
- I do not have any account in the name of individuals / entities (buyers of secured assets / vendors /security receipt investors) appearing in the lists of individuals and entities, suspected of having terrorist links, which are approved by and periodically circulated by the United Nations Security Council (UNSC). The details of the two lists are as under:
  - The "ISIL (Da'esh) &Al-Qaida Sanctions List", established and maintained pursuant to Security Council resolutions 1267/1989/2253, which includes names of individuals and entities associated with the Al-Qaida is available at (https://scsanctions.un.org/ohz5jen-alqaida.html)
  - The "Taliban Sanctions List", established and maintained pursuant to Security Council resolution 1988 (2011), which includes names of individuals and entities associated with the Taliban is available at (https://scsanctions.un.org/3ppp1en-taliban.html)

I / We hereby further declare:

1. I hereby unconditionally state, submit and confirm that I am not disqualified from purchasing the immovable property owned by **Mount Litera Zee School, Eduvision Educational Society**, mortgaged in favour of Phoenix ARC Limited (Trustee of Phoenix Trust-FY26-13) (**"Phoenix"**) in the loan account of **Mount Litera Zee School, Eduvision Educational Society,Mr. Amandeep Singh, S/o. Harbhajan Singh , Mr. Harbhajan Singh, S/o. Mohinder Singh, Mrs. Manjeet Hundal, W/o. Gurbakhsh Singh**(Collectively referred as "**Borrower" "Co-Borrower")**, pursuant to the provisions Section 29A of The Insolvency and Bankruptcy Code, 2016 (**"IBC"**) and/or otherwise.

2. I hereby state, submit and declare that none of: (a) the Bidder / Buyer, being the Proposed Investor; (b) any other person acting jointly or in concert with the Bidder / Buyer:
   a) is an undischarged insolvent.
   b) is a willful defaulter in accordance with the guidelines of the Reserve Bank of India ("**RBI**") issued under the Banking Regulation Act, 1949 (the "**BR Act**");
   c) at the time of investing and subscribing to the security receipts, has an account or an account of the Borrower which is under management or control of such person(s) or of whom such person(s) is a promoter, classified as non-performing asset in accordance with the guidelines of the RBI issued under the BR Act or the guidelines of a financial sector regulator issued under any other law for the time being in force;
   d) has been convicted for any offence punishable with imprisonment:
      (i) for 2 (two) years or more under any Act specified under the Twelfth Schedule of the IBC; or
      (ii) for 7 (seven) years or more under any law for the time being in force.

e) is disqualified to act as a director under the Companies Act, 2013;

f) is prohibited by the Securities and Exchange Board of India ("**SEBI**") from trading in securities or accessing the securities markets;

g) has been a promoter or in the management or control of a Borrower in which a preferential transaction, undervalued transaction, extortionate credit transaction or fraudulent transaction has taken place;

h) has executed a guarantee in favour of a creditor in respect of a Borrower against which an application for insolvency resolution made by such creditor has been admitted under the IBC and such guarantee has been invoked by the creditor and remains unpaid in full or part;

i) is subject to any disability, corresponding to abovementioned clauses (a) to (h) above, under any law in a jurisdiction outside India;

j) has a connected person not eligible under the abovementioned clauses (a) to (i). A list of all the connected persons is set out in Annexure hereto.

3. I, hereby state and confirm that the Bidder / Buyer and each of its Affiliates are not Related Parties (as defined in the Companies Act, 2013 (as amended from time to time) and any other applicable law for the time being in force) of the Borrower.

4. I hereby undertake and confirm that I shall immediately intimate Phoenix, and in no event more than 5 (five) days, in the event the Bidder / Buyer or any of its Affiliates qualify to be Related Parties of the Borrower at any time.

5. I irrevocably and unconditionally submit to the Phoenix, that the list of the connected persons set out in Annexure I hereto is exhaustive in all respects and the names of all the connected persons have been set out thereunder without any omission whatsoever.

6. I submit to Phoenix that the Bidder / Buyer unconditionally and irrevocably agrees and undertakes that it shall make full disclosure in respect of itself and all its connected persons.

7. I submit that, as and when any of the statements made hereunder are invalid, incorrect or misrepresented by us/ any other person acting in jointly or in concert with us, I agree that such an event shall be considered to be a breach of the terms and hold the Bidder / Buyer ineligible.

8. I agree and acknowledge that Phoenix is entitled to rely on the statements and affirmations made in this declaration for the purpose of determining the eligibility and assessing, agreeing and issuing the No Objection for sale in favour of the Bidder / Buyer.

9. I, unconditionally and irrevocably, undertake, undertake, that we shall provide all data, documents and information as may be required to verify the statements made under this declaration, to the satisfaction of Phoenix.

10. I agree that in the event that any of the above statements are found to be untrue or incorrect, then the Bidder / Buyer unconditionally agrees to indemnify and hold harmless the Phoenix against any losses, claims or damages incurred by the Phoenix, as the case may be, on account of such ineligibility of the Bidder / Buyer.

Signature:

Name of the Bidder / Buyer / Depositor:

*If the Source of fund is through some Third Party other than the Bidder / Buyer, this declaration has to be obtained from such third party as well.

Annexure – V

Confirmation by Bidder Regarding Receipt of Training

To,
The Authorised Officer,
Phoenix ARC Limited,
Trustee of Phoenix Trust FY 26-13("Phoenix")

Sub: Confirmation regarding receipt of e- Auction Training.

Dear Sir,

This has reference to the Terms & Conditions for the e-Auction mentioned in the Tender document and available on the website **https://www.bankeauctions.com**

I/We confirm that:

a. I/We have read and understood the Terms and Condition governing the e-Auction as mentioned in Tender Document available on the website **https://www.bankeauctions.com** and also e-Auction notice published by Phoenix ARC Limited in daily newspapers and unconditionally agree to them.
b. I/We also confirm that we have taken training on the on-line bidding/auction and confirm that we are fully conversant with the functionality and process.
c. I/We confirm that bank and **M/S. C1 India Pvt. Ltd.**, shall not be liable & responsible in any manner whatsoever for my/our failure to access & bid on the e-Auction platform due to loss of internet connectivity, electricity failure, virus attack, problems with the PC, any other unforeseen circumstances etc. before or during the auction event.
d. We hereby confirm that we will honour the Bids placed by us during the e-Auction process.

With regards

Signature of Bidder / (s)	
Name of Bidder / (s)	
Address of Bidder / (s)	
Date	

Copy to: M/S. C1 India Pvt. Ltd., Gulf Petro Chem, Building No.301, 1st Floor, Udyog Vihar Phase-2, Gurgaon (Haryana)-122015, Help Line No: 0124-4302020/21/22/23/24, Help Line e-mail ID: support@bankeauctions.com

Note: This document is required to be duly filled in and signed by the bidder and thereafter sent the scanned copy of that to the Authorised Officer, Phoenix ARC Limited , acting in capacity of Trustee for Phoenix Trust FY 21-3 mentioned in the Sale Notice just after availing training on e-Auction with a copy to support@bankeauctions.com

Annexure – VI
Price Confirmation Letter by Bidder(s)

To,
The Authorised Officer,
Phoenix ARC Limited,
Trustee of Phoenix Trust FY26-13, ("Phoenix")

Sub.: Auction Sale of Property mortgaged in loan account of Mount Litera Zee School, Eduvision Educational Society, - Final bid quoted during e- Auction - Sale of Property by Phoenix ARC Limited

Dear Sir,

We confirm that we have quoted the highest bid of Rs.________________________/- (In Words ____________________________________) for the purchase of the property mentioned in the Sale Notice in the subject Auction during e-Auction of the said property conducted by the Authorised Officer of Phoenix ARC Limited, through the website of M/S C1 India Pvt. Ltd. on _______________________.

Yours sincerely,

Signature of Bidder / (s)	
Name of Bidder / (s)	
Date	

Copy to: M/s. C1 India Pvt. Ltd., Gulf Petro Chem, Building No.301, 1st Floor, Udyog Vihar Phase-2, Gurgaon (Haryana)-122015, Help Line No: 0124-4302020/21/22/23/24, Help Line e-mail ID: support@bankeauctions.com

Note: This document is required to be duly filled in and signed by the H1 bidder and thereafter e-mail scanned letter to the Authorised Officer, Phoenix ARC Limited mentioned in the Sale Notice & copy to support@bankeauctions.com, immediately on completion of the bidding.