



December 04, 2024

To,
Listing Department
BSE Limited
P.J. Towers,
Dalal Street, Fort,
Mumbai – 400 001.

Scrip Code : 504351
Scrip ID : EMPOWER

Dear Sir/Madam,

Subject: Newspaper advertisement – Public Notice regarding loss of Share Certificates.

The Share Certificates as detailed below have been reported lost to the Company and the same details have been published in the newspapers:

| S. No. | Name of the holder [and Jt. holder[s], if any] | Folio No. | Certificate No. | Distinctive No. from | Distinctive No. to | No. of Shares |
|--------|--|-----------|-----------------|----------------------|--------------------|---------------|
| 1 | Mahesh Singh | M0010002 | 0000347 | 560997876 | 618497875 | 57500000 |
| 2 | Brij Bala | B0010001 | 0000398 | 1074629561 | 1100879560 | 26250000 |

In the absence of any claim/ objection being lodged with the Company at its Registered Office within 15 days of the date of the Public Notice, the Company shall proceed to issue 'Letter of Confirmation /Entitlement Letter' in lieu of abovementioned share certificates reported lost.

Enclosed is the Public Notice pertaining to the above published in newspapers as required. The same shall also be uploaded on the Company's website.

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

Thanking You,

For Empower India Limited

Rajgopalan Iyengar
Managing Director
DIN: 00016496

SOUTH EASTERN COALFIELDS LIMITED
A MINI RATNA COMPANY

SECL/BSP/GM/EE/2024/8933 DATE 02.12.2024

Notification for engagement of Full time Advisor (Contract Management) in SECL on fixed tenure basis.

South Eastern Coalfields Limited (Subsidiary of Coal India Limited) invites application for engagement of one Advisor (Contract Management) in SECL from retired executives of CIL & its subsidiaries, PSUs/autonomous organizations of Central/State governments. Officers of class-C and above of Central & state Govt. (Non-clerical) & members of National level professional institutions on fixed tenure basis for an initial period of two years which may be extended further period of 01 year, as per CIL policy for engagement of Advisor's depending upon the requirement and satisfactory performance.

The Application Form and detailed notification can be seen and downloaded from SECL website www.secl-cil.in under the caption Career. Interested candidates fulfilling the criteria may submit their application in prescribed format with supporting documents to the "Office of GM(P/EE), Executive Establishment Department, South Eastern Coalfields Limited, Seepat Road, Bilaspur, Chhattisgarh, Pin 495006, latest by 12.12.2024 by 5.00 PM by Registered Post/Speed/Email in mail id gmee.secl@coalindia.in. Applications received after 12.12.2024 by 5.00 PM will not be considered and the company will not be responsible for any postal delay/loss in transit in submission of application within specified time.

General Manager (P/EE)
S.E.C.L., Bilaspur

SECL/24-25/250

कार्यपालक अभियंता का कार्यालय
पथ निर्माण विभाग, पथ प्रमण्डल, देवघर

ई-प्रोक्वोरमेंट सूचना (14th Call)
ई-पुनर्निविदा प्रसंग संख्या - RCD/DEOGHAR/2024-25 (14th Call)
दिनांक - 03.12.2024

| | | |
|----|---|--|
| 1. | कार्य का नाम | विलामी-छत्तीसी-संकुल पथ (कुल लंबाई-0.900 किमी) के नाली को कवर (Cover) कर पथ का निर्माण कार्य (अवशेष कार्य) |
| 2. | प्रारंभिक राशि (रुपये में) | रुपये 5,47,89,144/- (पाँच करोड़ सैतालीस लाख नवसी हजार एक सौ बीसवालीस रुपये मात्र) |
| 3. | कार्य समाप्ति की अवधि | 04 (चार) माह। |
| 4. | निविदा प्राप्ति की अंतिम तिथि एवं समय | 26.12.2024 (12:00 बजे दिन तक) |
| 5. | वेबसाइट पर निविदा प्रकाशित होने की तिथि एवं समय | 06.12.2024 (10:30 बजे पूर्वाह्न) |
| 6. | निविदा आमंत्रित करने वाले का नाम एवं पता | कार्यपालक अभियंता का कार्यालय, पथ निर्माण विभाग, पथ प्रमण्डल, देवघर। |
| 7. | प्रोक्वोरमेंट अधिकारी का सम्पर्क नम्बर | 06432-299919 |
| 8. | ई-प्रोक्वोरमेंट सेल का हेल्पलाइन नम्बर | 0651-2401010 |

नोट - अतिरिक्त जानकारी के लिए वेबसाइट <http://jharkhand.tenders.gov.in> पर देखें। कार्यपालक अभियंता, पथ निर्माण विभाग, पथ प्रमण्डल, देवघर PR 341033 (Deoghar)24-25"D

PUBLIC NOTICE

NOTICE is hereby given that my clients, **Mr. Mayur Ramniklal Bid and Mrs. Rita Mayur Bid**, residing in Flat No. 304, Prem Ganga CHSL, Near Apsa Bazar, Kasturba Crossing Road, Mulund (W), Mumbai 400080, have agreed to investigate the title of ownership for the property mentioned in the Schedule below. The chain of title for the below mentioned property is as follows (1) Articles of Agreement dated 18-11-1985 executed between Shri. Santilal Bhikaji, Shri. Madanlal Bhikaji, Shri. Eudubhai Bhikaji, Shri. Lilavati Arjun, and Smt. Laxmibai Narayan (Vendors), and M/s. Readers Corner (Purchaser), (2) Agreement for Sale dated 09-04-2001 executed between M/s. Readers Corner (Transferor), and Mr. Prabhakar Vasudev Kamath and Mrs. Jyoti Prabhakar Kamath (Transferees) & (3) Deed of Transfer dated 11-06-2015 executed between Mr. Prabhakar Vasudev Kamath and Mrs. Jyoti Prabhakar Kamath (Transferees), and Mrs. Bhagirathi Rajendran Nair (Transferee). The original Articles of Agreement dated 18-11-1985 and Agreement for Sale dated 09-04-2001 are lost and misplaced. Even after diligent search, they are not traceable. Any person(s) in custody of the said Agreements and/or claiming any rights contrary to or inconsistent with the current owner, Mrs. Bhagirathi Rajendran Nair, in the said property, are required to make the same known in writing with documentary evidence to the undersigned at B-5, Pavansot CHS, Plot No. 55, Sector 21, Kharghar, Navi Mumbai 412010, within Fourteen (14) days from the date of this notice. Failure to notify within the specified time will result in the presumption that no person has any claim/right against the said property, and my clients shall be free to complete the deal of the said property without any further reference to such claims, if any.

SCHEDULE OF THE PROPERTY

Shop No. B/3 on the Ground Floor of the building known as Rameshwar Apartment, belonging to Shree Rameshwar Apartment Co-operative Housing Society Limited, situated on Murar Road, Mulund (W), Mumbai 400080, standing on the piece and parcel of the land bearing City Survey No.1129 of the Revenue Village Mulund (W), together with 5 (five) shares of Rs. 50/- each of Shree Rameshwar Apartment Co-operative Housing Society Limited, bearing distinctive Nos. from 151 to 155 (both inclusive), covered under the Shree Raret Kaur No. 31.

Place: Mumbai ARSHPREET KAUR KARWAL
Dated: 4th December 2024 Advocate

Kundan Edifice Limited
KUN DAN Edifice Limited
CIN: L36100MH2019PLC026541
Regd. Off: A-201, 2nd Floor, Prime Trade Centre, Above Model Co-Op Bank, Sativali, Vasai (East), Palghar - 401208 Email: cs@kundanedifice.com Website: www.kundanedifice.com

NOTICE OF EXTRA-ORDINARY GENERAL MEETING.
INFORMATION RELATED TO E-VOTING & BOOK CLOSURE

Notice is hereby given that the Extra-Ordinary general Meeting (EGM) of Kundan Edifice Limited (the Company) will be held on Tuesday, the 24th December 2024 at 12:00 p.m. (IST) through video conferencing ("VC") / Other Audio Video Means ("OAVM") without presence of physical quorum to transact the business as set out in the Notice of EGM. The deemed venue of the meeting shall be the registered office of the Company.

In compliance with the Circulars, electronic copies of the Notice of the EGM along with explanatory Statement and other documents required to be attached thereto have been sent on December 02, 2024, electronically, to all members whose email addresses are registered with the Company/Company's Registrar and Transfer Agent, Cameo Corporate Service Limited (RTA) / Depository Participants (DPs). These documents also available on the website of the Company at www.kundanedifice.com and on the website of National Stock Exchange of India Limited ("NSEI") at www.nseindia.com.

Remote e-voting and e-voting during the AGM:

In compliance with Section 108 of the Companies Act, 2013 read with Rule 20 of the Companies (Management and Administration) Rules, 2014, and Regulation 44 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, Members are provided with the facility to cast their votes on all resolutions set forth in the Notice of the EGM using electronic voting system provided by National Securities Depository Limited (NSDL) (remote e-voting). The facility of voting will also be made available during the EGM and those members who have not cast their vote on the resolutions through remote e-voting and are otherwise not barred from doing so, shall be eligible to vote through the e-voting system at the EGM. A person whose name is recorded in the register of members or in the register of beneficial owner maintained by the depositories as on the cut-off date, i.e., 16th December, 2024, will only be entitled to avail the facility of remote e-voting as well as voting in the Extra-Ordinary General Meeting.

The e-voting period commences on Saturday, December 21, 2024 (9.00 a.m. IST) and ends on Monday, December 23, 2024 (5.00 p.m. IST). During this period, Members may cast their vote electronically. The e-voting module shall be disabled by NSDL thereafter.

Members are provided with a facility to attend the EGM through electronic platform provided by National Securities Depository Limited. Members may access the platform to attend the EGM through VC at www.evoting.nsdl.com by using the remote e-voting credentials. The link for the EGM will be available in the member's login where the "Event" and the "Name of the company" can be selected. The Members who cast their votes by remote e-voting prior to the date of EGM may also attend the EGM but shall not be entitled to cast their vote again.

Detailed procedure of remote e-voting/e-voting and attending the EGM through VC/OAVM has been provided in the notice of EGM. Any person who becomes shareholder of the company after sending the notice of the EGM but before the cut-off date, i.e., 16th December, 2024, may obtain the login ID and password by sending a request at evoting@nsdl.com. However, if a person is already registered with NSDL for remote e-voting then the existing user ID and password can be used for casting vote.

Pursuant to Section 91 of the Act and Regulation 42 of the Listing Regulations, the Register of Members and Share Transfer Books of the Company shall remain closed from Wednesday, 18th December, 2024 to Tuesday, 24th December, 2024 (both days inclusive) for the purpose of EGM.

The Board of Directors has appointed Mr. Mukesh Saraswat of M/s M K Saraswat & Associates, Practising Company Secretary as the Scrutinizer for conducting E-Voting process in a fair and transparent manner.

In case of any queries, members may refer the Frequently Asked Question (FAQs) and e-voting user manual for shareholders available at the above website of the www.evoting.nsdl.com. For any grievances/queries relating to e-voting, members are requested to contact on 022-4886 7000 or send a request on e-mail: evoting@nsdl.com. and Ms. Rashmi Jugal Karnani, Company Secretary, Kundan Edifice Limited at Registered Office: A-201, 2nd Floor, Prime Trade Centre, Above Model Co-Op Bank, Sativali, Vasai (East), Palghar - 401208, Email: cs@kundanedifice.com, Contact No.: +91-7030919707.

For Kundan Edifice Limited Sd/-
(Mr. Divyanshu Mukesh Gupta)
Chairman & Managing Director
DIN: 0684663

Place: Palghar
Date: 03/12/2024

DEMAND NOTICE

Whereas Asset Reconstruction Company (India) Ltd. (hereinafter referred to as "Arcil") is an Asset Reconstruction company incorporated under the Companies Act, 1956 and registered with the Reserve Bank of India under Section 3 of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "the Act"); and Whereas the Borrowers/Mortgagors/Guarantors/Co-obligants & Consentors, as mentioned in Column No.3 of the below-mentioned chart obtained Loan from **Indusbank** Bank and Whereas Arcil has acquired the financial assets (as the sole Trustee of "Arcil-SBPS & Trust") relating to the Loan Account/s mentioned in Column No.1 of the below-mentioned chart; and Whereas Arcil, being the secured creditor under the Act, and in exercise of powers conferred under S. 13 (2) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued demand notices calling upon the Borrowers/Co-Borrowers/Guarantors/Mortgagors/Co-obligants & Consentors, as mentioned in Column No.2 to repay the amount mentioned in the notices with further interest thereon within 60 days from the date of Notice, but the Notices could not be served upon them for various reasons.

| Loan Account Name/No | Name of Borrowers/Mortgagors/ Guarantors/Co-obligants & Consentors | Outstanding Dues | Date of 13(2) Notice |
|----------------------|---|--|----------------------|
| M/S Rajmal Lakichand | 1. M/S Rajmal Lakichand 2. M/S Manvi Holding Pvt. Ltd 3. Mr. Ishwarlal Shankarlal Lalwani 4. Mrs. Pushpadevi Ishwarlal Lalwani 5. Mr. Manish Ishwarlal Lalwani 6. Mrs. Nikita Manish Lalwani | Rs. 13,74,60,505/- (Rupees Thirteen Crore Seventy Four Lakh Sixty Thousand Five Hundred Five Only) as on October 16, 2024. | October 16, 2024. |

Description of Immovable Properties/Secured Assets: Shop No. 1 & 2 admeasuring about 821.90 Sq.Ft. carpet along with left admeasuring 290 sq.ft. Parking Space No. 14 to 16 in the building know as Rajhans Tower, situated at Village Chandani, Taluka & District Thane.

Notice is, therefore, given to the Borrowers/Mortgagors/ Guarantors/Co-obligants & Consentors, as mentioned in Column No.2, calling upon them to make payment of the aggregate amount as shown in Column No.3 against the respective Borrowers/Co-Borrowers/ Guarantors, Co-obligants and Consentors within 60 days of publication of this Notice, as the said amount is found payable in relation to the respective Loan Account as on the date shown in Column No.4. It is made clear that if the aggregate amount together with further interest and other amounts, which may become payable till the date of payment, is not paid, Arcil shall be constrained to take appropriate action for enforcement of security interest upon properties as described in the aforesaid table. Steps are also being taken for service of notice in other manners as prescribed under the Act and the Rules made thereunder.

Place: Mumbai Authorised Officer
Date: 04.12.2024 Asset Reconstruction Company (India) Ltd.

PUBLIC NOTICE

Empower India Limited
CIN: L51900MH1981PLC023931

Regd Office: 25/25A, II Floor, 327, Nawab Building, D.N.Road, Fort, Mumbai - 400 011. Mobile/Helpdesk No.: 9702003139
Email: info@empowerindia.in; Website: www.empowerindia.in

TO WHOMSOEVER IT MAY CONCERN

NOTICE is hereby given that the certificate[s] for the under mentioned securities of the Company has/have been lost/misplaced and the holder[s] of the said securities / applicant[s] has/have applied to the Company to issue duplicate certificate[s].

| Name of the holder [and Jt. holder[s], if any] | Folio No[s] | Face Val | Certificate Number[s] Start - End | Distinctive Number[s] Start - End | No of Shares |
|--|-------------|----------|-----------------------------------|-----------------------------------|--------------|
| Mahesh Singh | M0010002 | Re. 1/- | 0000347 | 560997876 618497875 | 57500000 |
| Brij Bala | B0010001 | Re. 1/- | 0000398 | 1074629561 1100879560 | 26250000 |

The Public are hereby cautioned against purchasing or dealing in any way with the above referred share certificate[s]. Any person who has any claim in respect of the said share certificate[s] should lodge such claim with the Company or its Registrar and Transfer Agents **PURVA SHAREGISTRY (INDIA) PVT. LTD. 9 SHIV SHAKTI INDUSTRIAL ESTATE, J R BORICHA MARG. OPP. LODHA EXCELUS, LOWER PAREL (EAST), MUMBAI - 4000 011. TEL: 022-4970 0138 / 3522 0312** within 15 days of publication of this notice after which no claim will be entertained, and the Company shall proceed to issue with the Duplicate Share Certificate[s].

Date: December 02, 2024 For Empower India Limited Sd/-
Place: Mumbai Rajgopalan Iyengar Managing Director DIN: 00016496

PUBLIC NOTICE

Be it known to all concerned that Tapasya Engineering Works Pvt. Ltd. (CIN: U99999MH1986PTC038744) a company registered under the provisions of Companies Act, 1956 and validly existing under the provisions of Companies Act, 2013, has transferred and assigned its lease hold rights with respect to Plot No. A-212, Road No. 30, Wagle Industrial Area, Thane(W), Maharashtra- 400604 (hereinafter referred to as "Property") more specifically described in SCHEDULE I herein below to Prochem Tapasya Pvt. Ltd., a company registered under the provisions of Companies Act, 2013, vide Deed of Assignment dated 12.09.2023 duly registered at the office of Sub-Registrar, Thane-2. Prochem Tapasya Pvt. Ltd. is in possession of the said Property since 12.09.2023 and is operating its business activity from the abovementioned Property.

General public and all concerned is hereby made aware that any correspondence to Tapasya Engineering Works Pvt. Ltd. sent on the abovementioned address/Property will be deemed to be unreserved, incomplete, and unsuccessful. Any correspondence addressed to Tapasya Engineering Works Pvt. Ltd. received at the abovementioned address will be destroyed/returned/unclaimed and Prochem Tapasya Pvt. Ltd. will not be liable/responsible for the same. Prochem Tapasya Pvt. Ltd. shall not be liable for any loss suffered by any person or entity whatsoever due the abovementioned non-delivery of correspondence to Tapasya Engineering Works Pvt. Ltd. If addressed to the abovementioned Property.

Further, any sale/purchase/lease/creation of any third party right in any manner whatsoever of the said Property without the knowledge and consent of Prochem Tapasya Pvt. Ltd. will be illegal and the concerned parties will be liable to suffer its cost and consequence.

General public and all concerned is hereby further made aware that it may refrain from using the abovementioned address for issuance of any correspondence to Tapasya Engineering Works Pvt. Ltd. and may also refrain from entering any kind of transaction with Tapasya Engineering Works Pvt. Ltd. with respect to the abovementioned Property.

SCHEDULE I

All that piece and parcel of land with the building standing thereon on the land, bearing Plot No. A-212 in Thane Industrial Area of MIDC within the village limit of Panchpakhandi, Taluka and Registration Sub-District of Thane, District and Registration District of Thane, admeasuring about 1393 Sq. Meters and being bounded as follows: ON OR TOWARDS EAST: Plot No A-211, ON OR TOWARDS SOUTH: Plot No. A-203, ON OR TOWARDS WEST: Plot No. A-213, ON OR TOWARDS NORTH: M.L.D.C. Road

Dated this 03rd day of December 2024.

Shashi Bhushan Rai
For Prochem Tapasya Pvt. Ltd.
(CIN: U29219PN2023PTC218154)

PUBLIC NOTICE

Advertisement giving notice about registration under Part I of Chapter XXI [Pursuant to section 374(b) of the companies Act, 2013 and rule 4(1) of the companies (Authorised to Register) Rules, 2014]

1. Notice is hereby given that in pursuance of sub-section (2) of section 366 of the Companies Act, 2013, an application has been made to the Registrar at office of the Registrar of Companies, Central Registration Centre (CRC), Indian Institute of Corporate Affairs (IICA), Plot No. 6, 7, 8 Sector - 5, IMT, Manesar, Dist. Gurgaon (Haryana) - 122050 that **RAJESH CONSTRUCTION COMPANY**, (a Partnership Firm) a business entity may be registered under Part I of Chapter XXI of the Companies Act, 2013, as a company limited by shares.

2. The principal object of the company is as follows:

- To carry on the business of civil construction in all its branches, including but not limited to the planning, designing, development, construction, erection, repair, maintenance, alteration, and improvement of all types of structures, buildings, houses, apartments, roads, highways, bridges, tunnels, water supply systems, drainage systems, dams, and other infrastructure projects.
- To provide civil engineering consultancy services and to manufacture and sell ready-mix concrete.
- To act as contractors, sub-contractors, builders, developers, engineers, consultants, and project managers for any construction work, including public, private, and governmental projects.
- To acquire, purchase, lease, develop, and dispose of lands, buildings, and properties of any tenure or description, for the purpose of development, construction, and building infrastructure.
- To deal in and supply building materials, equipment, and machinery, including cement, concrete, steel, bricks, timber, electrical, plumbing, and sanitary fittings, and any other material necessary for construction and development purposes.
- To engage in allied activities such as land surveying, earthmoving, excavation, demolition, interior and exterior designing, and landscaping, in connection with civil engineering and construction projects.

3. A copy of the draft Memorandum and Articles of association of the proposed company may be inspected at the office at 510-A, Sita Kunj, 36th Road, Bandra West, Mumbai, Maharashtra- 400050

4. Notice is hereby given that any person objecting to this application may communicate their objection in writing to the Registrar at Central Registration Centre (CRC), Indian Institute of Corporate Affairs (IICA), Plot No. 6, 7, 8 Sector - 5, IMT, Manesar, Dist. Gurgaon (Haryana) - 122050, India within twenty one days from the date of publication of this notice, with a copy to the company at its registered office.

Dated this 28th day of May 2024

Name/s of Applicant
1. Rajesh Madhukar Chandrachud, 2. Vinita Rajesh Chandrachud, 3. Namrata Rajesh Chandrachud, 4. Bellap Suresh Rahul, 5. Minal Satish Ray, 6. Mayura Rahul Bellap 7. Kishore Narayan Mane
RAJESH CONSTRUCTION COMPANY

ASSET RECONSTRUCTION COMPANY (INDIA) LTD.,
CIN No.: U65999MH2002PLC134884 • Website: www.arcil.co.in

Registered Office: The Ruby, 10th Floor, 29 Senapati Bapat Marg, Dadar (West), Mumbai - 400028. Tel. No.: 022-66581300.
Branch Address: Office No. 704, 7th Floor, Neptune Uptown, Netaji Subhash Marg, Opp. Mulund Post Office, Mulund (West), Mumbai - 400080. Tel. No.: 7204898890.

Form No. UR-C-2

Advertisement giving notice about registration under Part I of Chapter XXI [Pursuant to section 374(b) of the companies Act, 2013 and rule 4(1) of the companies (Authorised to Register) Rules, 2014]

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- To provide civil engineering consultancy services and to manufacture and sell ready-mix concrete.
- To act as contractors, sub-contractors, builders, developers, engineers, consultants, and project managers for any construction work, including public, private, and governmental projects.
- To acquire, purchase, lease, develop, and dispose of lands, buildings, and properties of any tenure or description, for the purpose of development, construction, and building infrastructure.
- To deal in and supply building materials, equipment, and machinery, including cement, concrete, steel, bricks, timber, electrical, plumbing, and sanitary fittings, and any other material necessary for construction and development purposes.
- To engage in allied activities such as land surveying, earthmoving, excavation, demolition, interior and exterior designing, and landscaping, in connection with civil engineering and construction projects.

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Name/s of Applicant
1. Rajesh Madhukar Chandrachud, 2. Vinita Rajesh Chandrachud, 3. Namrata Rajesh Chandrachud, 4. Bellap Suresh Rahul, 5. Minal Satish Ray, 6. Mayura Rahul Bellap 7. Kishore Narayan Mane
RAJESH CONSTRUCTION COMPANY

बैंक ऑफ बड़ोदा
Bank of Baroda

Ratnagiri Branch, 1st Floor, Paras Plaza, K. C. Jain Nagar, Maruti Mandir, Ratnagiri 415612, India Tel No. : 9102352 221631/222539
Email ID : mahrat@bankofbaroda.com

POSSESSION NOTICE Rule 8 (1)
(for Immovable property)

Whereas The undersigned being the Authorised Officer of the **Bank of Baroda** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated **31.08.2024** calling upon the Borrower **Mrs. Pratidnya Vijay Lele and Mr. Mandar Vijay Lele** to repay the amount mentioned in the notice being **Rs. 30,71,163.37 (Rupees Thirty Lakhs Seventy One Thousand One Hundred Sixty Three and Thirty Seven Paise Only)** and further interest thereon at the contractual rate plus costs, charges and expenses till date of payment within 60 days from the date of receipt of the said notice.

The Borrower having failed to repay the amount, notice is hereby given to the Borrower and the public in general that the undersigned has **taken possession** of the property described herein below in exercise of powers conferred on him/her under sub-Section (4) of section 13 of the Act read with Rule 8 of the Security Interest Enforcement Rules, 2002 on this **28th day of November of the year 2024.**

The Borrower/Guarantors/Mortgagors in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the properties/will be subject to the charge of Bank of Baroda for an amount of **Rs. 30,71,163.37 (Rupees Thirty Lakhs Seventy One Thousand One Hundred Sixty Three and Thirty Seven Paise Only)** and further interest thereon at the contractual rate plus costs, charges and expenses till date of payment.

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

Description of the Immovable Property

Equitable Mortgage of all the part and parcel of the residential Flat no **A-102** admeasuring 65.89 Sq. Mtrs. situated on **First floor** of Building named "Anandi Mahadev Apartment" constructed on the survey no 6A1A1A and sub div No 9/1 at Rahatagarh Ratnagiri Pin 415612

Bounded: On the North by : Road and Wall of Building, On the South by : Wall of Building, On the East by : Flat no A -101, On the West by : Wall of Building Upwards : Flat No B-202, Downwards : Stilt

Date: 28.11.2024 (Sudhir R. Prajapati)
Place: Ratnagiri Chief Manager/Authorised Officer

केनरा बैंक Canara Bank
केनरा बैंक सिंडिकेट

Canara Bank, BHIWANDI (6727) branch

REF: CB8358/BR6771/13-2/81/2024/ISM DATE: 25.11.2024

To
1. Mr. SACHIN RAJKARAN BELDAR (BORROWER)
a) ADDRESS 1-HOUSE NO.1150/3,GANESH NAGAR, K D COMPOUND ,THANE WEST ,THANE-400607.
b) ADDRESS 2-FLAT NO.902 ON NINTH FLOOR , "SHIVAM RESIDENCY PHASE I",KALYAN BHIWANDI RD, BHIWANDI, THANE 421302.

Subject: NOTICE UNDER SECTION 13(2) OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (SARFAESI ACT, 2002) READ WITH SECURITY INTEREST (ENFORCEMENT) RULES, 2002 AS AMENDED FROM TIME TO TIME.

Sir,
The undersigned being the authorized Officer of Canara Bank, BHIWANDI (6727) branch (hereinafter referred to as "the secured creditor") appointed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, (hereinafter referred to as "the Act") do hereby issue this notice to you as under: That MR. SACHIN RAJKARAN BELDAR (hereinafter referred to as "THE BORROWER") have availed credit facility/ facilities stated in Schedule A hereunder and have entered into the security agreements in favour of secured creditor.

While availing the said credit facilities, you have expressly undertaken to repay the loan amount/s in accordance with the terms and conditions of the above mentioned agreements. That **MR. SACHIN RAJKARAN BELDAR** have guaranteed the payment on demand of all moneys and discharge all obligations and liabilities owing or incurred to the secured creditor for the borrower for credit facilities up to the limit of **RS.36,31,767/- (RUPEES THIRTY SIX LAKHS THIRTY ONE THOUSAND SEVEN HUNDRED SIXTY SEVEN ONLY)** with interest thereon. You (The Person mentioned in Schedule B) are also entered in to agreements against the secured assets which are detailed in Schedule B hereunder.

However, from 19/08/2024, the operation and conduct of the said financial assistance/ credit facilities have become irregular. The books of account maintained by the secured assets shows that the liability of the borrower towards the secured creditor as on date amounts to **LIABILITY RS.33,93,752 (RUPEES THIRTY THREE LAKHS NINETY THREE THOUSAND SEVEN HUNDRED FIFTY TWO ONLY)** the details of which together with the future interest rate are stated in schedule C hereunder. It is further stated that the borrower/Guarantor having failed to keep up with the terms of the above said agreement in clearing the dues of the secured creditor within the time given, and have been evasive in settling the dues. The operation and conduct of the above said financial assistance/ credit facility having come to a standstill and as a consequence of the default committed in repayment of principal debt, installment and interest thereon, the secured creditor was constrained to classify the debt as Non-Performing Asset (NPA) as on 20/11/2024 in accordance with the directives/guidelines relating to asset classification issued by the Reserve Bank of India.

The secured creditor to through this notice brings to your attention that the borrower has failed and neglected to repay the said dues/ outstanding liabilities and hence hereby demand you under Section 13(2) of the Act, by issuing this notice to discharge in full the liabilities of the borrower as stated in Schedule C hereunder to the secured Creditor within **60 days from the date of receipt of this notice** that you are also liable to pay future interest at the rate of **9.40% (7.40% + 2% penal interest) Per Annum** for Account No. 16000872483 & 11.5% (9.5% + 2% penal interest) Per Annum for Account No. 164002493840 together with all costs, charges and expenses due and incidental expenses with respect to the proceedings undertaken by the secured creditor in recovering its dues.

The secured creditor in the secured assets is duly registered with CERSAI with **cersai id-4006227362 and cersai registration date-24.06.2022**. Please take note of the fact that if you fail to repay to the secured creditor the aforesaid sum of **LIABILITY RS.33,93,752 (RUPEES THIRTY THREE LAKHS NINETY THREE THOUSAND SEVEN HUNDRED FIFTY TWO ONLY)** together with further interest and incidental expenses and costs as stated above in terms of this notice under Sec. 13(2) of the Act, the secured creditor will exercise all or any of the rights detailed under sub-section 4(a) and (b) of Section 13, the extract of which is given here below to convey the seriousness of this issue:

13(4)- In case the borrower/Guarantor fails to discharge liability in full within the period specified in sub section (2), the secured creditor may take recourse to one or more of the following measures to recover his secured debt, namely:

- Take Possession of the secured assets of the Borrower/Guarantor including the right to transfer by way of lease, assignment or sale for realizing the secured asset;
- Take over the management of the business of the borrower including the right to transfer by way of lease, assignment or sale for realizing the secured asset;

Provided that the right to transfer by way of lease, assignment or sale shall be exercised only where the substantial part of the business of the borrower is held as security for the debt. Provided further that where the management of the whole of the business or part of the business is severable, the secured creditor shall take over the management of such business of the borrower which is related to the security for the debt; And under other applicable provisions of the said Act; Your attention is invited to provisions of sub section (8) of Section 13, in respect of time available, to redeem the secured assets.

You are also put on notice that in terms of Section, 13(13) the borrower/ Guarantor shall not transfer by way of sale, lease or otherwise the said secured assets detailed in Schedule B hereunder without obtaining written consent of the secured creditor. It is further brought to your notice that any contravention of this statutory injunction/restraint, as provided under the said act, is an offence and for any reason, the secured assets are sold or leased out in the ordinary course of business, the sale proceeds or income realized shall be deposited with the secured creditor. In this regard you shall have to render proper accounts of such realization/income. This notice of mine is without prejudice to and shall not be construed as waiver of any other rights or remedies which the secured creditor may have including further demands for the sums found due and payable by you. This is without prejudice to any other rights available to the secured creditor under the Act and/or any other law in force. Please comply with the demand under this notice and avoid all unpleasantness. In case of non-compliance, further needful action will be resorted to, holding you liable for all costs and consequence. Thanking You, Yours faithfully,
AUTHORISED OFFICER

Bank of India
Relationship Beyond Banking

TALA BRANCH
1st floor Deshmukh Complex, Bazarpath Tala- Tala Dist Raigad

Ref No: TALA/ADV/2024-25/ Date: 18/11/2024 Registered Post A/D

To,
1. Mr. Milind Narayan Dalal At. Pusatiwadi- Tala Ta- Tala, Raigad-402111
2. Mrs. Manali Milind Dalal At. Pusatiwadi- Tala Ta- Tala, Raigad-402111

Sir,
NOTICE U/S 13(2) OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002

At the request made by you, the Bank has granted to you various credit facilities aggregating to an amount of Rs.6,00,000.00. We give herunder details of various credit facilities granted by us and the outstanding dues thereunder as on the date of this notice:-

| Sr. No. | Nature Of Facility | Sanctioned Amount | Outstanding Dues | Total dues |
|---------|--------------------------------|-------------------|---|-------------------|
| 1 | Star Home loan 123975110000011 | Rs.6,00,000/- | Rs.3,70,232.13 + Rs. 4,06,436.21 (Uncharged Interest from 30.03.2016 to 18.11.2024) | Rs. 7,76,668.34/- |

2. The aforesaid credit facilities granted by the Bank are secured by the following assets/ securities (particulars of properties/assets) charged to the Bank :-
(a) Gawthan Land at C.S. No. 160, Panchayath Property No. 53A admeasuring 270.9 sq. mtrs at Village Tala, Ta- Tala, Dist- Raigad 402111

Boundaries:
East: Public Road West: Property of Shri. Pendse
North: Adjacent Sarkari Gavand and House South: Group Grampanchayat towards backside Property of Shri. Pendse House Assessment No: 53B

3. As you have defaulted in repayment of your dues to the Bank under the said credit facilities, we have classified your account as Non-Performing Asset with effect from 31.03.2016 in accordance with the directions/guidelines issued by the Reserve Bank of India.

4. For the reasons stated above, we hereby give you notice under Section 13(2) of the above noted Act and call upon you to discharge in full your liabilities by paying to the Bank sum of **Rs.7,76,668.34/-** contractual dues up to the date of notice) with further interest thereon @11.50% p.a. compounded with Monthly rests from 19.11.2024 and all costs, charges and expenses incurred by the Bank, till repayment by you within a period of 60 days from the date of this notice, failing which please note that we will entirely at your risks as to costs and consequences exercising the powers vested with the Bank under Section 13 of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, against the secured assets mentioned above.

5. While we call upon you to discharge your liability as above by payment of the entire dues to the Bank together with applicable interest, all costs, charges and expenses incurred by the Bank till repayment and redeem the secured assets, within the period mentioned above, please take important note that as per section 13(8) of the SARFAESI Act, the right of redemption of secured assets will be available to you only till the date of publication of notice for public auction or inviting quotations or tender from public or private treaty for transfer by way of lease, assignment or sale of the secured assets.

6. The amounts realized from exercising the powers mentioned above, will firstly be applied in payment of all costs, charges and expenses which are incurred by us and/ or any expenses incidental thereto, and secondly in discharge of the Bank's dues as mentioned above with contractual interest from the date of this notice till the date of actual realization and the residue of the money, if any, after the Bank's entire dues (including under any of your other dues to the Bank whether as borrower or guarantor) are fully recovered, shall be paid to you.

7. If the said dues are not fully recovered from the proceeds realized in the course of exercise of the said powers against the secured assets, we reserve our right to proceed against you and your other assets including by filing legal/recovery actions before Debts Recovery Tribunal/Courts, for recovery of the balance amount due along with all costs etc. incidental thereon to you.

8. Please take note that as per Sub-section (13) of the aforesaid Act, after receipt of this notice, you are restrained from transferring or creating any encumbrances on the aforesaid secured assets whether by way of sale, lease, license, gift, mortgage or otherwise.

9. The undersigned is a duly authorized officer of the Bank to issue this notice and exercise powers under Section 13 of aforesaid Act.

10. Needless to mention that this notice is addressed to you without prejudice to any other right or remedy available to the Bank.

Yours faithfully,
Place: ALIBAG Sd/-
Date: 18/