

**AUGUST 31, 2023**

To,  
**Corporate Governance Department**  
**BSE Limited**  
25<sup>th</sup> Floor, P.J. Towers,  
Dalal Street, Fort,  
Mumbai-400 001.

**Scrip Code: 539398; Scrip ID: VISHALBL**

**SUB: NOTICE OF 32<sup>nd</sup> AGM FOR THE FINANCIAL YEAR 2022-2023 - COPY OF NEWSPAPER ADVERTISEMENT**

Pursuant to the provisions of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith copies of a Newspaper Advertisement published by the Company with regard to the holding of 32<sup>nd</sup> Annual General Meeting of the Company, which is scheduled to be held on Saturday, September 30, 2023, at 4.00 p.m.

Kindly take note of the same.

Thanking You.

**Yours Faithfully,**  
**For VISHAL BEARINGS LIMITED**



**DILIPKUMAR CHANGELA**  
MANAGING DIRECTOR  
DIN: 00247302

**optemus**  
**OPTIEMUS INFRACOM LIMITED**  
CIN: L64200DL1993PLC054086  
Registered Office: K-20, Second Floor, Lajpat Nagar - I, New Delhi - 110024  
Corporate Office: D-348, Sector-63, Noida, Uttar Pradesh - 201307  
Website: [www.optemus.com](http://www.optemus.com) | Email: [info@optemus.com](mailto:info@optemus.com) | Ph: 011-29840906

**NOTICE**  
Notice is hereby given that the 30<sup>th</sup> Annual General Meeting ("AGM") of the Company will be held on Friday, the 21<sup>st</sup> Day of September, 2023 at 11:00 A.M. through Video Conferencing ("VC") / Other Audio Visual Means ("OAVM") in compliance with the provisions of Companies Act, 2013 read with rules made thereunder and the Securities and Exchange Board of India ("SEBI") read with General Circular Nos. 14/2020, 17/2020, 20/2020, 02/2021, 19/2021, 21/2021 and 02/2022 dated April 08, 2020, April 13, 2020, May 05, 2020, January 13, 2021, December 08, 2021, December 14, 2021 and May 05, 2022, respectively, followed by Circular Nos. 10/2022 and 11/2022 dated December 28, 2022 issued by Ministry of Corporate Affairs ("MCA") and Circular No. SEBI/HO/CFD/PO-2/ CIR/P/2023/4 dated January 05, 2023 issued by SEBI and all other applicable notifications and circulars issued by the MCA and SEBI, to transact the business as set out in the Notice of AGM. Company's Registered Office situated at K-20, 2<sup>nd</sup> Floor, Lajpat Nagar-I, New Delhi-110024 will be considered as venue for the purpose of this AGM.  
In compliance with the above circulars, electronic copies of the Notice of AGM along with the Annual Report for the Financial Year 2022-23 have been e-mailed to all the shareholders whose e-mail address are registered/available with the Company/RTA/Depository Participants. The e-mailing of Notice of AGM have been completed on 29<sup>th</sup> August, 2023 in conformity with regulatory requirements. In terms of Section 108 of the Companies Act, 2013 read with the Companies (Management and Administration) Rules, 2014 and Regulation 44 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, the Company is providing facility for remote e-Voting through Central Depository Services (India) Limited ("CDSL") through its website [www.evotingindia.com](http://www.evotingindia.com) to enable the members to cast their vote electronically. The facility for e-Voting shall also be made available during the AGM for those members who have not already cast their vote by remote e-Voting. Shareholders, whose names are recorded in the Register of Members or in the Register of Beneficial Owners maintained by the Depositories/RTA as on the cut-off date i.e. 1<sup>st</sup> September, 2023 shall be entitled to avail the facility of remote e-Voting or e-Voting during the AGM.  
The remote e-Voting period will commence from Tuesday, 19<sup>th</sup> September, 2023 at 9:00 A.M. (IST) and will end on Thursday, 21<sup>st</sup> September, 2023 at 5:00 P.M. (IST), after which remote e-Voting will be blocked by CDSL. No remote e-Voting shall be allowed beyond the said date and time. Members, who cast their votes by remote e-Voting, may attend the AGM but will not be entitled to cast their votes again.  
Shareholders who have acquired shares and become member of the Company after the dispatch of notice may obtain the login ID and password by sending an e-mail to Central Depository Services (India) Limited (CDSL) at [helpline@evotingindia.com](mailto:helpline@evotingindia.com) or may contact at 022-23053873, 022-23058543/42. The said e-mail and numbers can also be contacted to address the shareholders connected with facility for e-Voting and attending the AGM through VC / OAVM.  
Pursuant to Section 91 of the Companies Act, 2013, Rule 10 of the Companies (Management & Administration) Rules, 2014 and Regulation 42 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, the Register of the Members and Share Transfer Books of the Company will remain closed from Saturday, 16<sup>th</sup> September, 2023 to Friday, 22<sup>nd</sup> September, 2023 (both days inclusive) for the purpose of taking record of the shareholders at the AGM.  
The Notice of AGM along with the detailed instructions for e-Voting and joining the AGM through VC / OAVM and Annual Report for the Financial Year 2022-23 is also available on the website of the Company at [www.optemus.com](http://www.optemus.com) and on the websites of the Stock Exchanges i.e. [www.bseindia.com](http://www.bseindia.com) and [www.nseindia.com](http://www.nseindia.com) and on CDSL's website at [www.evotingindia.com](http://www.evotingindia.com).  
By order of the Board  
For Optemus Infracom Limited  
Sd/-  
Vikas Chandra  
Company Secretary & Compliance Officer

Date: August 29, 2023

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**Public Notice For E-Auction Cum Sale (Appendix - IV A) (Rule 8(6))**

Sale of Immovable property mortgaged to IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IFL-HFL) Corporate Office at Plot No. 98, Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at "407, 4th Floor, The Imperia, Opp. Shastri Maidan, Above Federal Bank, Nr. Axis Bank, Rajkot-360001" under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of IFL-HFL had taken the possession of the following properties pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS BASIS & AS IS WHAT IS BASIS" for realization of IFL-HFL's dues. The Sale will be done by the undersigned through e-auction platform provided at the website: www.bankauctions.com

Borrower(s)/Co-Borrower(s)/Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable property/ Secured Asset	Date of Physical Possession	Reserve Price	Date of Inspection of property
1. Mr. Milan Dhansukhbhai Maheshwari 2. Mr. Abhijit Dhansukhbhai Maheshwari 3. Mrs. Laxmben Dhansukhbhai Maheshwari (Prospect No. 877822 & 819042)	19-Mar-2022 Rs. 10,16,040/- (Rupees Ten Lakh Sixteen Thousand Forty Only)	All that part and parcel of the property bearing F 504, 5th Floor, carpet area admeasuring 325 Sq. Ft., Shree Soma Nath Residency, Anandpur, Navagam, Anandpur, Rajkot, 360003, Gujarat, India (Built up area admeasuring 386.97 Sq. Ft.)	25-Mar-2023 Total Outstanding As On Date 02-Aug-2023 Rs. 7,50,000/- (Rupees Seven Lakh Fifty Thousand Only) EMD Last Date 11-Sep-2023 1100 hrs - 1400 hrs	Rs. 7,50,000/- (Rupees Seven Lakh Fifty Thousand Only) Earnest Money Deposit (EMD) Rs. 14,26,846/- (Rupees Fourteen Lakh Twenty Six Thousand Eight Hundred Forty Six Only)	13-Sep-2023 till 5 pm.
<p>Mode Of Payment:-EMD payments are to be made vide online mode only. To make payments you have to visit https://www.bankauctions.com and pay through link available for the property/Secured Asset only.</p> <p>Note: Payment link for each property/Secured Asset is different. Ensure you are using link of the property/Secured Asset. You intend to buy vide public auction. For balance payment, upon successful bid, has to pay through RTGS/NEFT. The accounts details are as follows: a) Name of the Account:- IFL Home Finance Ltd., b) Name of the Bank:- Standard Chartered Bank, c) Account No:-9902879xxxxx followed by Prospect Number, d) IFSC Code:-SCBL0036001, e) Bank Address:- Standard Chartered Bank, 90 M.G. Road, Fort, Mumbai-400001.</p> <p>Terms and Conditions:-</p> <ol style="list-style-type: none"> <li>For participating in e-auction, intending bidders required to register their details with the Service Provider https://www.bankauctions.com, well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.</li> <li>The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.</li> <li>The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.</li> <li>The purchaser has to bear the cess, applicable stamp duty, fees, and any other statutory dues or other dues like municipal tax, electricity charges, land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.</li> <li>Bidders are advised to go through the website https://www.bankauctions.com and https://www.ifl.com/home-loans/properties-for-auction for detailed terms and conditions of auction sale &amp; auction application form before submitting their bids for taking part in the e-auction sale proceedings.</li> <li>For details, help procedure and online training on e-auction prospective bidders may contact the service provider E mail ID - support@bankauctions.com, Support Helpline Numbers @7291981124/25/26.</li> <li>For any query related to Property details, Inspection of Property and Online bid etc. call IFL HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email - auction.hq@ifl.com.</li> <li>Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IFL-HFL shall not be responsible for any loss of property under the circumstances.</li> <li>Further the notice is hereby given to the Borrowers, that in case they fail to collect the above said articles same shall be sold in accordance with Law.</li> <li>In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled and the amount already paid will be forfeited (including EMD) and the property will be again put to sale.</li> <li>AO reserves the rights to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason therefor. In case of any dispute in tender/auction, the decision of AO of IFL-HFL will be final.</li> </ol> <p>15 DAYS SALE NOTICE UNDER THE RULE 3 SUB RULE (1) OF SARFAESI ACT, 2002</p> <p>The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost.</p> <p>Date : Rajkot Date : 30-08-2023 Authorised Officer, For IFL Home Finance Ltd.</p>					

**REGISTERED OFFICE:** Block No. A/1003, West Gate, Near Ymca Club, Sur No. 835/1+3, S. G. Highway, Makarba, Ahmedabad - 380051  
**CORPORATE OFFICE:** 1st Floor, Wakefield House, Spratt Road, Ballard Estate, Mumbai-400038.

**POSSESSION NOTICE (For Immovable Property) READ WITH RULE 8 (1)**

WHEREAS, the undersigned being the Authorized Officer of The Mehvana Urban Co-operative Bank Ltd., under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(2), 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice, to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. Further, The Mehvana Urban Co-operative Bank Ltd., has assigned all its rights, title and interest of the entire outstanding debt of above loan account along with underlying securities in favor of CFM Asset Reconstruction Private Limited vide an Assignment Agreement dated 26-03-2021 entered between The Mehvana Urban Co-operative Bank Ltd. and CFM Asset Reconstruction Private Limited under the provisions of Section 5 of SARFAESI Act 2002. The Details of the Parties along with Mortgaged Property Possession taken by the Bank, is given below:-

Name of Customer (Borrower(s) / Co-Borrower(s) and Guarantor(s) / Partners / Mortgagees)	Demand Notice Date and Amount in Rs.	Description of Immovable Property	Date & Type of Possession
(1) M/s Shree Bharat Oil Industries (Borrower/Mortgagor) (2) Mr. Bharatsingh Prabhatsingh Solanki (Partner of the Borrower firm & Mortgagor) (3) Mr. Anantkumar Ganeshbhai Prapatti (Partner of the Borrower firm) (4) Mr. Pradipsingh Prabhatsingh Solanki (Partner) (5) Mr. Prabhatsingh Mulji Solanki (Partner of the firm / Mortgagor) (6) Mr. Ajmalji Pratapji Thakor (Guarantor) (7) Mr. Jabardan Karanidam Gadhavi (Mortgagor & Guarantor) (8) Mr. Bhailabhai Nathalal Mochi (Guarantor)	11.04.2016 Rs. 1,50,50,508/- (Rupees One Crore Fifty Lakh Fifty Thousand Five Hundred Sixty Only) as on 31-03-2016	1. All The Piece Of Parcel Industrial Property - Factory Site At Revenue Survey No. 473 Paki Industrial N.A. Land With Construction, Adm. 990.87 Sq.mts. And Margin Land Adm. 2561.13 sq.mts. At: Modhera; Mithi Gharbi Road At Modhera, Taluka: Becharaji Sub-dist. Becharaji, District: Mehvana-in The Name Of M/s. Shree Bharat Oil Industries. 2. All The Piece And Parcel Of Residential Property, N.A. Land Revenue Survey No 443, Plot No 14, "Arbuda Society" Near Aadarsh High School Radhanpur, Total Adm. 135 Sq.mts. Sub-district Radhanpur, District Patan.-in The Name Of Mr. Bharatsingh Prabhatsingh Solanki.	26th Day of August, 2023 Physical Possession
(1) M/s Vandan Construction Company (Borrower/Mortgagor) (2) Mr. Pranavkumar Manilal Patel (Partner of the Borrower firm) (3) Mr. Manubhai Babaldas Patel (Partner of the Borrower firm) (4) Mr. Ashishkumar Tribhovandas Patel (Guarantor) and (5) Mr. Nigamkumar Babul Patell (Guarantor)	Demand Notice Date:- 16.10.2018 Rs. 1,86,11,571/- (Rupees One Crore Eighty Six Lakh Eleven Thousand Five Hundred Seventy One Only) as on 30-09-2018	All The Piece And Parcel Of Commercial Property Revenue Survey No 1990/50, N.A. Land City Survey No 910, 911, 912, 913, 914, 915, 1173, 1174, 1175 Combine New Survey No. 910 Sheet No. 165, N.A. Plot No 1 To 81, As Per Sanctioned Layout Plan Construction Area 2357.05 Sq. Mtrs. Plus Open Common Plot, Parking Road With Margin Of Open Plot Area Adm. 5015.95 Sq. Mtrs I.e. Total Land Adm. 7373.00 Sq. Mtrs Constructed On N.A. Land And Open Land Without Construction Namely "Singapur Hub", Maigodown Road, Mehvana, Sub Register Mehvana, District: Sub District Mehvana Under Mehvana Nagarpalika Boundary In The Name Of M/s. Vandan Construction Company. As per above description The Shop No. B-1, B-2, B-3, B-4, B-5, B-6, B-7, B-8, B-9, B-10, B-11, B-12, B-13, B-14, B-15, B-16, B-17, B-31, B-32, B-34, B-35, B-36 - The Shop No. F-104, F-128, F-144B, F-146, F-147, F-148, F-149. The Shop No. S-206, S-208, S-209, S-210, S-211, S-218, S-219, S-220, S-225, S-229, S-230, S-230A, S-231, S-232, S-238, S-238A.	27th Day of August, 2023 Physical Possession

The Borrowers having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned has taken **Physical possession** of the property described herein above in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 of the said rules on the date as mentioned above in "Date of Possession" Column.

The Borrowers mentioned herein above in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to charge of CFM Asset Reconstruction Private Limited, for an amount as mentioned in this notice, along with future interest at contractual rate and substitute interest, incidental expenses, costs and charges, etc. due w.e.f. the very next date of the status of outstanding amount date showing in the above mention details, till the date of full repayment and / or realization. Further the borrower's attention invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured assets.

Please note description of properties as mentioned above.

Date : 26.08.2023 & 27.08.2023  
Place : Modhera - Radhanpur, Mehvana  
Authorised Officer  
CFM Asset Reconstruction Private Limited  
(Acting in its capacity as Trustee of CFMARC Trust - 1 MUCB)

**STRESSED ASSET MANAGEMENT BRANCH**  
First Floor, Rangoli Complex, Opp. V. S. Hospital, Ellisbridge, Ahmedabad-380006

**SALE NOTICE : E-AUCTION [RULE 8(6) & 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002]**

WHEREAS you, the underrnamed, have availed credit facilities from Union Bank of India, and have defaulted to pay and is due to the Bank for the amount mentioned hereunder, plus further interest, costs and charges. Therefore, Union Bank of India in exercise of the powers conferred u/s 13 of The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 54 of 2002 has decided to sell the property detailed below in public auction to be conducted by way of e-auction through the website/portal detailed hereunder:

Name of Borrowers / Guarantors / Mortgagees	Date of Demand notice u/s 13(2)	Date of Possession u/s 13(4)	Amount mentioned in demand notice	Authorised officer
i. M/s. Greendiamz Biotech Ltd., (Under Liquidation) Through its Liquidator Ms. Bhavi Shah ii. Shri Champatbhai Rikhabchand Sanghavi iii. Shri Dipakbhai Champatbhai Sanghvi iv. Shri Ashwin R Shah	04.02.2014	02.04.2023	Rs. 49,09,05,476.68	Amit Kumar Sinha, AGM

Encumbrances known	Description of property	Reserve price	Bid Multiples
SA/161/2018 at DRT-I Ahmedabad	Flat No. 3, on 2nd Floor admeasuring 292.00 Sq. Mtrs along with undivided share admeasuring 88.4 Sq. Mtrs in the Scheme known as "SHAMIKSHA BUILDING" situated on the land bearing Town Planning Scheme No. 3 varied of Final plot no. 265 and 90/2 admeasuring 884 Sq. Mtrs i.e. 1057.26 Sq. Yds situated lying and being at Mouje : Shekhpur, Taluka City in the Registration District Ahmedabad and Sub District Ahmedabad-3 (Memnagar), in the name of Shri Champatbhai Rikhabchand Sanghavi & Shri Dipakbhai Champatbhai Sanghvi	Rs. 1,35,00,000/-	Rs. 1,35,000/-
Physical		Rs. 13,50,000/-	

The property will be sold by holding public e-auction on 15.09.2023 from 12:00 P.M. to 05:00 P.M. by inviting bids from the public through online mode on www.msstcecommerce.com

A copy of the detailed terms of sale is enclosed for your reference.

Date : 29.08.2023  
Place : Ahmedabad  
Sd/- Authorised Officer  
Union Bank of India

**KOTAK MAHINDRA BANK LIMITED**  
Registered Office: 27BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai - 400051.  
Corporate Office: Kotak Mahindra Infotech, Zone-II, 4th Floor, Bldg. No. 21, Infinity Park, Goregaon, Mumbai - 400097.  
Regional Office : Kotak Mahindra Bank Ltd., 223-229, Siddhivihar Complex, Shivrajnagar, Satellite, Ahmedabad - 380015.

**POSSESSION NOTICE (For Immovable Property) (AS PER APPENDIX IV READ WITH RULE 8 (1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002)**

WHEREAS, the undersigned being the Authorized Officer of KOTAK MAHINDRA BANK LIMITED, a banking company within the meaning of the Banking Regulation Act, 1949 having its Registered Office at 27BKC, C 27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai - 400051 and Regional Office at: Ahmedabad, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(2) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice, to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The Details of the Parties along with Mortgaged Property Possession taken by the Bank, is given below:-

Name of Customer (Borrower(s)/Co-Borrower(s) and Guarantor(s) / Along Loan Account Nos.	Date of Demand Notice u/s 13(2) read with rule 9 of SARFAESI Act, 2002	Description of Immovable Property taken in Possession (As per Appendix IV read with Rule 8 (1) of the Security Interest (Enforcement) Rules, 2002)	Date of Possession & Type
(1) Bhagwati Enterprise Through its Proprietor Girish Lokhand Gupta (Borrower) (2) Chintan Gupta (Guarantor) (3) Poonam Girish Gupta (Guarantor)	Demand Notice Date : 29.10.2021 Rs. 1,63,11,948.57 as on 25.10.2021	All that piece and parcel of property bearing Awas No. 3 & 3/A, admeasuring 63.40 along with margin of about 52.00 sq. mtrs. in the scheme known as "Prajit Group Housing Scheme" forming part of Land bearing R.S. No. 27 & 28, T.P. No. 5 (Umara-North), F.P. No. 120 of Village Umara, Sub Dist. City, Dist. Surat.	26.08.2023 Physical
(1) Golden Star Designer Private Limited (Borrower) 2. Mrs. Ina Sandeep Chokshi (Director/Guarantor/Mortgagor) 3. Mr. Ghanshyam Pankajbhai Patel (Director/Guarantor)	Demand Notice Date : 24.03.2023 Rs. 86,32,793.06 as on 23.03.2023	All that premises bearing <b>Seventh Floor</b> consisting of <b>6 (six) Units/Offices</b> bearing No. 701 to 706, admeasuring 2843 Sq. Feet i.e. 264.12 Sq. Mts. (Super Built up Area of structure) having carpet area admeasuring 2050 Sq. Feet i.e. 190.47 Sq. Mts. (Undivided proportionate share in land 71.41 Sq. Mts.) commercial building known as "Siddhi Vinyak Arcade Block B" standing on permanent leasehold commercial purpose Non Agricultural land bearing (1) Survey No. 379+380+381 Sub Plot No. 124 admeasuring about 474 Sq. Mts. and (2) Final Plot No. 315 paiki admeasuring about 371 Sq. Mts. of Town Planning Scheme No. 26 total admeasuring about 845 Sq. Mts. situate, lying and being at, Mouje Vasna, Taluka Sabarmati in the Registration District of Ahmedabad and Sub District of Ahmedabad-4 (Paldi) more particularly described in the plan attached herewith and bounded as under: East: Siddhi Vinyak Arcade Block A, West: 12 M wide TPS road, North: 30.48 x 16 wide TPS road, South: Adj. F.P.No. 381/3 of TPS 26.	26.08.2023 Physical

The Borrowers having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned has taken **possession** of the property described herein above in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 9 of the said rules on the date as mentioned above in "Date of Possession" Column.

The Borrowers mentioned herein above in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to charge of KOTAK MAHINDRA BANK LIMITED, for an amount as mentioned in this notice, along with future interest at contractual rate and substitute interest, incidental expenses, costs and charges, etc. due w.e.f. the very next date of the status of outstanding amount date showing in the above mention details, till the date of full repayment and / or realization. Further the borrower's attention invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured assets.

Please note description of properties as mentioned above.

Date : 26.08.2023, Place : Surat & Ahmedabad  
Authorised Officer, Kotak Mahindra Bank Limited

**Public Notice For E-Auction For Sale Of Immovable Properties**

Sale of Immovable property mortgaged to IFL Home Finance Limited (Formerly known as India Infoline Housing Finance Ltd.) (IFL-HFL) Corporate Office at Plot No. 98, Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at "Plot No. B-201 admeasuring 312.21 sq.ft., Merry Gold Apartment, Jeebhav Pore, Bt Green Fuel Restaurant, 1501 Ring Road, Nr. Madhapur, Chowkadi, Rajkot, Gujarat, India" under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter "Act"). Whereas the Authorized Officer ("AO") of IFL-HFL had taken the possession of the following properties pursuant to the notice issued U/S 13(2) of the Act in the following loan accounts/prospect nos. with a right to sell the same on "AS IS WHERE IS BASIS & AS IS WHAT IS BASIS" for realization of IFL-HFL's dues. The Sale will be done by the undersigned through e-auction platform provided at the website: www.bankauctions.com

Borrower(s)/Co-Borrower(s)/Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable property/ Secured Asset	Date of Physical Possession	Reserve Price	Date of Inspection of property
1. Mr. Ravindrabhai Kujibhai Chauhani 2. Mrs. Nilaben Ravindrabhai Kujibhai Chauhani 3. Ravindrabhai Kujibhai Chauhani (Prospect No. IL10205693)	19-Dec-2022 Rs. 19,38,667/- (Rupees Nineteen Lakh Thirty Eight Thousand Six Hundred Sixty Seven Only) Bid Increase Amount Rs. 20,000/- (Rupees Twenty Thousand Only)	All that part and parcel of the property bearing Southern Portion of Plot No. 411 paiki, Sub Plot No. 41/A, Land Area 834.65 sq. ft. Revenue Survey No. 159, Sandardar Main Road, Rajkot Sadikara, Ratanpur, Rajkot, Gujarat, India - 360003 (Built up area admeasuring 947.88 sq. ft.)	16-Aug-2023 Total Outstanding As On Date 02-Aug-2023 Rs. 20,11,027/- (Rupees Twenty Lakh Eleven Thousand Twenty Seven Only)	Rs. 9,74,000/- (Rupees Nine Lakh Seventy Four Thousand Only) Earnest Money Deposit (EMD) Rs. 97,400/- (Rupees Ninety Seven Thousand Four Hundred Only)	27-Sept-2023 1100 hrs -1400 hrs
1. Mrs. Chandibeni Mahendrabhai Pandya 2. Mr. Mahendra Jayantil Pandya 3. Chandibeni (Prospect No. IL10216672)	23-Feb-2023 Rs. 9,09,583/- (Rupees Nine Lakh Nine Thousand Five Hundred Eighty Three Only) Bid Increase Amount Rs. 25,000/- (Rupees Twenty Five Thousand Only)	All that part and parcel of the property bearing Flat No. B-509, 5th Floor, Wing-B With Carpet Area Ad Measuring 355 Sq. Ft. and Super Built Up Area Ad Measuring 355 Sq. Ft. Navin Towers, At River Front, Opp. Kabir Mandir, Ramnagar, Bhai Kana Bhai Boricha Marg, Near Badli Park, Rajkot - 360003 (Area admeasuring 372.54 sq. ft. and Built up area admeasuring 425.61 sq. ft.)	16-Aug-2023 Total Outstanding As On Date 02-Aug-2023 Rs. 9,31,284/- (Rupees Nine Lakh Thirty One Thousand Two Hundred Eighty Four Only)	Rs. 10,22,000/- (Rupees Ten Lakh Twenty Two Thousand Only) Earnest Money Deposit (EMD) Rs. 1,02,200/- (Rupees One Lakh Two Thousand Two Hundred Only)	27-Sept-2023 1100 hrs -1400 hrs
<p>Mode Of Payment:-EMD payments are to be made vide online mode only. To make payments you have to visit https://www.bankauctions.com and pay through link available for the property/Secured Asset only.</p> <p>Note: Payment link for each property/Secured Asset is different. Ensure you are using link of the property/Secured Asset. You intend to buy vide public auction. For balance payment, upon successful bid, has to pay through RTGS/NEFT. The accounts details are as follows: a) Name of the Account:- IFL Home Finance Ltd., b) Name of the Bank:- Standard Chartered Bank, c) Account No:-9902879xxxxx followed by Prospect Number, d) IFSC Code:-SCBL0036001, e) Bank Address:- Standard Chartered Bank, 90 M.G. Road, Fort, Mumbai-400001.</p> <p>Terms and Conditions:-</p> <ol style="list-style-type: none"> <li>For participating in e-auction, intending bidders required to register their details with the Service Provider https://www.bankauctions.com, well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.</li> <li>The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.</li> <li>The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.</li> <li>The purchaser has to bear the cess, applicable stamp duty, fees, and any other statutory dues or other dues like municipal tax, electricity charges, land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.</li> <li>Bidders are advised to go through the website https://www.bankauctions.com and https://www.ifl.com/home-loans/properties-for-auction for detailed terms and conditions of auction sale &amp; auction application form before submitting their bids for taking part in the e-auction sale proceedings.</li> <li>For details, help procedure and online training on e-auction prospective bidders may contact the service provider E mail ID - support@bankauctions.com, Support Helpline Numbers @7291981124/25/26.</li> <li>For any query related to Property details, Inspection of Property and Online bid etc. call IFL HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email - auction.hq@ifl.com.</li> <li>Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IFL-HFL shall not be responsible for any loss of property under the circumstances.</li> <li>Further the notice is hereby given to the Borrowers, that in case they fail to collect the above said articles same shall be sold in accordance with Law.</li> <li>In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled and the amount already paid will be forfeited (including EMD) and the property will be again put to sale.</li> <li>AO reserves the rights to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason therefor. In case of any dispute in tender/auction, the decision of AO of IFL-HFL will be final.</li> </ol> <p>STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8 (6) OF THE SARFAESI ACT, 2002</p> <p>The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost.</p> <p>Date : Rajkot ; Date : 30-08-2023 Sd/- Authorised Officer, For IFL Home Finance Ltd.</p>					

**ADITYA BIRLA CAPITAL** PROTECTING INVESTING FINANCING ADVISING

**ADITYA BIRLA FINANCE LIMITED**  
Registered Office : Indian Rayon Compound, Veraval, Gujarat-362266  
Corporate Office : R-Tech Park, 10 Floor, Nirlon Complex, off Western Expressway, Goregaon East, Mumbai- 400063

**POSSESSION NOTICE (FOR IMMovable PROPERTY) APPENDIX IV (Under Rule 8(1) of Security Interest (Enforcement) Rules, 2002)**

Whereas, the undersigned being the authorized officer of Aditya Birla Finance Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of 5e curty Interest Act, 2002 (Act No. 54 of 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 under section 13(2) of the SARFAESI Act, 2002 dated 30.01.2023 calling upon the Borrower/Co-Borrowers/ Mortgageor/ Guarantors i.e. **Gangotri Tube, Yogesh Shantaram Patil, Rupali Yogesh Patil, Rajeshkumar Shantaram Patil Anubhen Rajnikant Patel and Nilima Rajeshbhai Patel** to repay the amount mentioned in the notice bearing Rs. 1,26,36,535.92 (Rupees One Crore Twenty Six Lakhs Thirty Six Thousand Five Hundred Thirty Five and paise Ninety Two Only) due and payable as on 24.01.2023 within 60 days from the date of the said notice

The Borrower/Co-Borrowers/ Mortgageor having failed to repay the amount, notice is hereby given to the Borrower/Co-Borrowers/ Mortgageor and the public in general that the undersigned has taken **Physical possession** of the property described herein below in exercise of powers conferred on him/her under section 13(4) of the said Act read with rule 8 and 9 of the said rules 2002 on this 27th day of August of the year 2023 .

The Borrower/Co-Borrowers/ Mortgageor in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **Aditya Birla Finance Limited** for an amount Rs. 1,26,36,535.92 (Rupees One Crore Twenty-Six Lakhs Thirty-Six Thousand Five Hundred Thirty-Five and paise Ninety-Two Only) and interest thereon due and payable as on 24.01.2023

The Borrower/Co-Borrowers/ Mortgageor attention is invited to provisions of sub-section (8) of section 13 of the said Act, in respect of time available, to redeem the secured assets

**Description of the Immovable Property**

All that piece and parcel of residential flat known as Flat No. 104, adm. 1202 sq. ft. on 1 st floor, in Block No. O as per brochure and Block Q as per AMC plan in the scheme Parishkaar-2 constructed on leasehold land of private sub plot no.3 ad measuring 23,628 sq. mtrs. (Sun Plot 2 as per AMC plan), F.P. No. 31, paiki along 1/3 rd undivided ownership and right to use internal approach road adm. 10,600 sq. mtrs. Of TP Scheme No. 07 of MOUJE Mithipur, Sub - District Ahmedabad-7 (Odhav) and registration district Ahmedabad and bounded as follows: On or towards the North by: Flat No. 0/103; On or towards the South by: Road; On or towards the East by: Flat No. 0/101; On or towards the West by: Internal Road and Parking Together with easements attached hereto and together with all buildings and structures standing and to be constructed hereon and all fittings, fixtures, plants and machinery attached to the earth or permanently fastened to anything attached to the earth, both present and future;

PLACE: Ahmedabad  
DATE: 27/08/2023  
Authorised Officer  
(Aditya Birla Finance Limited)

**AXIS BANK LIMITED** (CIN: L65110G1993PLC027069)  
Corporate Office, Axis House, Structured Assets Group, C-2, Wadia International Centre, Pandurang Budhkar Marg, Worli, Mumbai - 400025. Tel: +91 922898782 www.axisbank.com

**POSSESSION NOTICE (For Immovable Property) As per Appendix IV read with rule 8(1) of the Security Interest (Enforcement) Rules, 2002**

Whereas the undersigned being the Authorized Officer of the Axis Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) ("SARFAESI Act") and in exercise of powers conferred under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a revised fresh demand notice under section 13(2) of the SARFAESI Act dated 8<sup>th</sup> May 2023 bearing reference No. AXIS/SA/2023-24/1138 calling upon the Borrower/ guarantors/ mortgagees viz., as notices No. 1) M/s. Metro Heritage Private Limited (Borrower & Mortgagee & Hypothecator) having its corporate office at 102, Niharika-II, R C Dutta Road, alkapuri, Vadodara-390005 and having its registered office at 3<sup>rd</sup> Floor, Orient Business Center, Sayajinagar, Vadodara-390020, as notice No. 2) Mr. Darshanbhai Arvindbhai Shah (Director and Guarantor), 3) Mrs. Shyamiben Darshanbhai Shah (Director and Guarantor), 4) Mr. Sameer Darshan Shah (Guarantor) at Ex-2, Anandvan Society, Behind Aangan Tower, Manjapur, Padra, Vadodara-390011 and notice No. 5) Presidency Hospitality Limited (Guarantor) at RS No.532/10, Vishva Alokay Petrol Pump, Besides National Plaza, Vadodara-390005 and also at 30/A, Vishva Alokay, Alkapuri, Vadodara-390005 to repay the amount mentioned in the notice being Rs. 10,26,49,499.33 (Rupees Ten Crores Twenty Six Lakhs Forty Nine Thousand Four Hundred Ninety Nine and Paise Thirty Three Only) Outstanding as on 30<sup>th</sup> April 2022 with further interest w.e.f. 01<sup>st</sup> May 2022 thereon till the date of payment within 60 days from the date of the receipt of the said revised fresh demand notice.

The Borrower/guarantors/mortgagees mentioned hereinabove having failed to repay the amount, notice is hereby given to the Borrower/ guarantors/mortgagees and the public in general that the undersigned has taken **Symbolic possession** of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of the SARFAESI Act read with rule 8 of the Security Interest Enforcement Rules, 2002 on this the 25<sup>th</sup> day of August of the year 2023.

The Borrower/guarantors/mortgagees mentioned hereinabove in particular and the public in general are hereby cautioned not to deal with the property or create any third party rights or interest in the said immovable property mentioned hereunder and any dealings with property will be subject to the charge of the Axis Bank Limited for an amount being Rs. 10,26,49,499.33 (Rupees Ten Crores Twenty Six Lakhs Forty Nine Thousand Four Hundred Ninety Nine and Paise Thirty Three Only) Outstanding as on 30<sup>th</sup> April 2022 with further interest w.e.f. 01<sup>st</sup> May 2022 as mentioned hereinabove together with further interest thereon at contractual rates, costs, charges, other monies until payment or realization in full.

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

**DESCRIPTION OF THE PROPERTIES**

Memorandum of Entry (Equitable Mortgage by Deposit of Title Deeds) dated 10th October 2017 and extended vide Memorandum of Entry (Extension of equitable mortgage) dated 29th April 2022 recorded by You No. 1 e. Metro Heritage Private Limited in favour of our Bank i.e. Axis Bank Ltd.

1) Registration District- Daman Sub District-Daman, Land bearing Revenue Survey No. 556/1 area admeasuring 1770 square meter of property situated at Khariwad bearing Hotel building of entire Ground Floor admeasuring 638.95 square meter & 1st Floor area admeasuring 836.90 square meter, mouje-Dunetha bounded as under, East By: By Salt Pan & Neelkanth Apartment West By: By Public Road / Panchayat Well, North By: By Vapi Daman Main Road, South By: By House of Previous Vendor

2) Registration District- Daman Sub District-Daman, Land bearing Revenue Survey No. 556/1 area admeasuring 1770 square meter of property situated at Khariwad bearing Hotel building of entire Second Floor admeasuring 636.90 square meter, Third Floor area admeasuring 636.90 square meter, mouje-Dunetha bounded as under, East By: By Salt Pan & Neelkanth Apartment West By: By Public Road / Panchayat Well, North By: By Vapi Daman Main Road, South By: By House of Previous Vendor

Date: 25-08-2023  
Place: Nani-Daman  
Sd/- Authorised Officer  
Axis Bank Limited

**VISHAL BEARINGS LIMITED**  
(CIN : L29130GJ1991PLC016005)

**Regd. Office :** Survey No. 22/1, Plot No. 11, Shapar Main Road, Shapar (Veraval), Rajkot, Gujarat-360024, India  
**Tel. : +91 2827-252273 Email : legal@vishalbearings.com**  
**Website : www.vishalbearings.com**

**32ND ANNUAL GENERAL MEETING (AGM) NOTICE**

Notice is hereby given that the 32nd ANNUAL GENERAL MEETING (AGM) of the members of VISHAL BEARINGS LIMITED ("the Company") will be held on Saturday, the 30<sup>th</sup> day of September 2023 at 04:00 P.M. at the Registered Office of the Company, to transact the businesses as set out in the Notice of the AGM. In accordance with the General Circular issued by the Ministry of Corporate Affairs dated January 13, 2021 read with General Circulars dated May 5, 2020, April 8, 2020, and April 13, 2020 (collectively referred to as "MCA Circulars") and Securities and Exchange Board of India ("SEBI") Circular dated May 12, 2020 and January 15, 2021, the Company have sent the Notice of the 32nd AGM along with its Annual Report 2022-2023 through electronic mode only to those Members whose e-mail addresses are registered with the Company or Registrar & Transfer Agent and Depositories. The requirement of sending physical copies of the Notice of the AGM along with the annual report has been dispensed with vide MCA Circulars and the SEBI Circular. The company has appointed National Securities Depository Limited (NSDL) to provide its remote e-voting facilities for conducting the company's AGM at the Registered Office of the Company.

The Annual Report of the company for the financial year 2022-2023, inter alia, containing the notice of the AGM is available on the company's website at www.vishalbearings.com and also on the stock exchange website at www.bseindia.com.

**BOOK CLOSURE NOTICE AND E-VOTING**

All the shareholders of the company are informed that the member's register of the company will be closed from Saturday, September 23, 2023, to Saturday, September 30, 2023 (both days inclusive) for the purpose of AGM. The cut-off date for the purpose of E-voting is Friday, September 22, 2023 ("cut-off date").

All the members are hereby informed that:

- Electronic copies of the Notice of AGM have been sent to all the members whose email IDs are registered with the Company/ Depos