



Home First Finance Company India Limited

CIN: L65990MH2010PLC240703,

Website: homefirstindia.com

Phone No.: 180030008425

Email ID: loanfirst@homefirstindia.com

DEMAND NOTICE U/s 13(2)

You the below mentioned borrower has availed loan by mortgaging the schedule mentioned property and you the below mention has stood as borrower/co- borrower guarantor for the loan agreement. Consequent to the defaults committed by you, your loan account has been classified as non- performing asset on 05-04-2025 under the provisions of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short SARFAESI Act). We Home First Finance Company India Limited have issued Demand Notice u/s 13(2) read with section 13(13) of the SARFAESI Act to the address furnished by you. The said notices are issued as on 05-04-2025 and these notices state that you have committed default in payment of the various loans sanctioned to you. Therefore, the present publication carried out to serve the notice as the provision of Section 13(2) of SARFAESI Act and in terms of provision to the rule 3(1) of the Security Interest (Enforcement) Rules, 2002:

Sr. No.	Name and Address of the Account, Borrower(s) & Guarantor(s)	Details of the security to be enforced	Total Outstanding as on date of Demand Notice plus further interest and other expenses (in Rs.)
1.	Mukesh Punamchandra, Sangita Mukesh	House-487, WARD NO. 11, PITHAMPUR, TEHSIL PITHAMPUR DIST. DHAR., Pithampur-454775. Bounded By: East by - House of Dharmendra, West by - House of Ravi S/O Radheshyam, North by - Road, South by - Plot of Harisingh.	20,84,236
2.	Wasif Mirza, Rukhsar Mirza	House- House survey no. 697 palai, Bherugarh, Dewas Senior, Bherugarh Dewas, Tehsil & Dist. Dewas, Dewas-455001. Bounded By: East by - HOUSE OF HABIB KHAN, West by - HOUSE NO. 28 OF EKKALAL HUSEN, North by - ROAD, South by - NALI.	18,25,432
3.	Jitendra, Seema Bai, Ahilya Bai	House No. 413, Ward No 07, P.H. No 56/110, Village Sejwani, Tehsil & District Dhar, Madhya Pradesh-454773. Bounded By: East by - HOUSE OF MAHENDRA, West by - HOUSE OF UMRAR, North by - KACHA RASTA, South by - 15 FT SELF LAND THEN LAND OF BABULAL.	10,70,483
4.	Sanjay Gaud, Pooja Sanjay	House-HOUSE NO. 68 SITUATED AT S. NO.90, P.H.NO.30, GRAM JHIRANYA, TEHSIL GHATTIYA DISTT. UJJAIN (M.P.), Ujjain, Madhya Pradesh-456003. Bounded By: East by - OWN LAND & HOUSE OF GABBAR, West by - HOUSE OF BHANWAR SINGH, North by - LAND OF SHYAMLAL, South by - HOUSE OF RAHUL.	5,82,154
5.	Rohit Chawda, Motesingh „Vishnubai	House-House No. 24, Ward No. 02, P.H. No. 36/64, Village Dattigara, Tehsil Badnagar, District Dhar, Madhya Pradesh-454001. Bounded By: East by - SELF LAND, West by - PRADHANMANTRI ROAD, North by - SELF MUD HOUSE, South by - HOUSE OF BHARAT SINGH.	14,01,710
6.	Hemlata „Late Kunal Sharma (Deceased), Other Legal Representatives of Late Kunal Sharma (Deceased)	Plot-NORTH PART OF PLOT NO. 50 AND NORTH PART OF PLOT NO. 85, SERVEY NO. 35/6/2, P.H. NO. 37, GRAM KALIBILLOD, THE. DEPALPUR, DIST. INDORE „Indore-454775. Bounded By: North by - OTHER'S LAND, South by - REMAINING PART OF PLOT NO. 50 & 85, East by - AAM RASTA, West by - AAM RASTA.	20,09,234
7.	Vikas „Suresh Chouhan, Rukhma bai	Flat-HOUSE NO. 31, GRAM KHAJURIYA JAGIR, P.H. no. 43, Gram Khajuriya Jagir, Tehsil & Dist. Dewas M.P., dewas-455001. Bounded By: North by - HOUSE OF ROOP SINGH JI, South by - HOUSE OF HUKUM SINGH JI, East by - AGRI. LAND OF BHARATI JI, West by - ROAD.	7,69,327

You are hereby called upon to pay Home First Finance Company India Limited within the period of 60 days from the date of publication of this Notice the aforesaid amount with interest and cost falling which Home First Finance Company India Limited will take necessary action under the Provisions of the said Act against all or any one or more of the secured assets including taking possession of secured assets of the borrowers, mortgagors and the guarantors. The power available to the Home First Finance Company India Limited under the said act include (1) Power to take possession of the secured assets of the borrowers/guarantors including the rights to transfer by way of lease, assignment of sale for releasing secured assets (2) Take over management of the secured assets including rights to transfer by ways of lease, assignment or sale and realize the secured assets and any transfer as of secured assets by Home First Finance Company India Limited shall vest in all the rights and relation to the secured assets transferred as if the transfer has been made by you.

In terms of the Provisions of the Section 13(13) of the said act, you are hereby prohibited from transferring, either by way of sale, lease or otherwise (other than in the normal course of your business), any of the secured assets as referred to above and hypothecated/mortgaged to the Home First Finance Company India Limited without prior consent of the Home First Finance Company India Limited.

Place: Madhya Pradesh
Date: 07-04-2025

Signed by: AUTHORISED OFFICER,
Home First Finance Company India Limited

FEDBANK FINANCIAL SERVICES LTD., AUCTION NOTICE

This is to inform the public at large, that FEDBANK FINANCIAL SERVICES LTD., has decided to conduct Auction of Gold ornaments belonging to accounts (mentioned below) which have become overdue or which have defaults or margin breach customers. The Auction would be held at respective Branches specified below on **Friday 18-04-2025 between 10.00 a.m. to 12.00 p.m.** This would continue till the auction process is over.

Betul 7773027884 **FEDGL05240001341,** 0001390, 0001392, 0001403, 0001405, 0001415, 0001420, 0001425, 0001444, 0001449, 0001456 **Immami**
Gate Bhopal 9981018266 **FEDGL04600030044,** 0003048, 0003052, 0003094
Indrapuri 9131907071 **FEDGL04720003400,** 0003416 **Itarsi** 7898115051
FEDGL05110002200, 0002213, 0002229 **MP Nagar Bhopal** 9311084234
FEDGL04950001719, 0001752 **Tower Square branch Indore** 9139804332
FEDGL04630001465, 0001477, 0001490, 0001497 **Vidisha** 9424457923
FEDGL05120001400, 0001409, 0001412, 0001413, 0001414, 0001438, 0001441 **Vijay Nagar** 9977250007 **FEDGL04730002499,** 0002500

Change in Venue or Date, if any will be displayed on our Website www.fedfina.com. All bidders participating will be intimated subsequently with respect to acceptance or rejection of bids submitted by them. Customer who want to release their ornaments shall visit at the base branch wherein the ornaments were pledged by the customer or contact at the number mentioned above on/ or before 17-04-2025 subject to the terms and condition applicable.

Auction will be conducted at respective branches, in case the auction does not get completed on the given date due to any reasons, the auction in respect thereto shall be conducted on subsequent working days at district level branch after displaying the details on our Website. No further communication shall be issued in this regard.

Dated : 07-04-2025
Place : MADHYA PRADESH

For, sd/- Authorised Signatory
Fedbank Financial Services Ltd.,



IDBI BANK

IDBI Bank Ltd. : Zonal Office, Bhagalpur
Centre Point Commercial Complex, First Floor,
T T Nagar, New Market, Bhagalpur, Pin -462002
(M.P.) Tel.-0755-4027005,09

(RULE 8(1)) POSSESSION NOTICE (For Immoveable Property)

Whereas

The undersigned being the authorised officer of IDBI Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under Section 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **26.11.2024** calling upon the borrowers /mortgagor/legal heirs **M/s Vijay Shri Traders (Prop – Mr. Harshad Shah), Shri Harshad Shah S/o Late Shri Dungsari Shah, Smt. Bhavana Shah W/o Shri Harshad Shah (Mortgagor), Smt. Seema Shah W/o Shri Dheeraaj Shah (Mortgagor), Smt. Manjula Ben Shah W/o Late Shri Dungsari Shah (Mortgagor), Late Shri Dungsang Shah S/o Late Shri Devji Bhai Shah (Mortgagor)** through its legal heirs (a) **Shri Dheeraaj Shah S/o Late Shri Dungsari Shah, (b) Shri Shashikanth S/o Late Shri Dungsari Shah, (c) Smt. Meena W/o Shri Ramesh Nagda, (d) Shri Harshad Shah S/o Late Shri Dungsari Shah, (e) Smt. Manjula Ben Shah W/o Late Shri Dungsari Shah (Mortgagor)**, to repay the amount mentioned in the notice being **Rs. 3,17,62,101.51 (Rupees Three Crore Seventeen Lacs Sixty two Thousand One hundred one & Paise Fifty one Only)** within 60 days from the date of the receipt of the said notice.

The borrowers /mortgagors/legal heirs having failed to repay the amount, notice hereby given to the borrowers /mortgagors/legal heirs and the public in general that the undersigned has taken possession of the property described herein below, exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 6 of the Security Interest (Enforcement) Rules, 2002 on this the **4th day of April of the year 2025.**

The borrowers /mortgagors/legal heirs in particular and the public in general hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IDBI Bank Limited for an amount **Rs. 3,17,62,101.51** and interest thereon along with charges levied and to be levied until the entire amount is repaid in full.

The borrowers /mortgagors/legal heirs's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

DESCRIPTION OF THE PROPERTY

- Plot Situated Survey No. 478/1 admeasuring 16852.34 sqft. situated Jatashankar Road, Ward No. 10, New No. 11, Village Shujalpur, Taluka/Tehsil Shujalpur, District Shajapur, Madhya Pradesh (in the name of Smt. Seema W/o Dheeraaj Shah and Smt. Bhavna w/o Harshad Shah) Boundaries:** On or towards the North : Devarpat colony, On or towards the South : House of Shantilal Jain at Plot of Parmar, On or towards the East : Land & House of Manjula Ben Shah and Dungsari bhai Shah, On or towards the West : House and total Land of Shankar & Dixit ji together with all and singular the structures and erections thereon, both present and future.
- Plot situated at Survey No. 478/1 admeasuring 1424.31 sqft. situated Jatashankar Road, Ward No. 10, New No. 11, Village Shujalpur, Taluka/Tehsil Shujalpur, District Shajapur, Madhya Pradesh (in the name of Smt. Manjulabai w/o Dungsari bhai Shah) Boundaries:** On or towards the North : Land of Purchas Smt. Manjula Ben Shah, On or towards the South : Land of Shital Singh Ji Parmar, On or towards the East : Mandi City Road , Jatashankar Road, On or towards the West : Land of Bhavna Shah etc. together with all and singular the structures and erections thereon, both present and future.
- Plot admeasuring 7755 sqft. situated at Jatashankar Road, Ward No. 10, New No. 11, Village Shujalpur Taluka/Tehsil Shujalpur, District Shajapur, Madhya Pradesh (In The Name of Smt.Manjulaben w/o Dungsari bhai Shah) Boundaries:** On or towards the North : Land and Building of Seller, On or towards the South : Land of Seller, On or towards the East : Maheshpura Jatashankar Road, On or towards the West : Land of Seller together with all and singular the structures and erections thereon, both present and future.
- Plot admeasuring 9900 sqft. situated at Jatashankar Road, Ward No. 10, New No. 11, Village Shujalpur Taluka/Tehsil Shujalpur, District Shajapur, Madhya Pradesh (in the name of Shri Dungsari Bhai S/o Devji Bhai Shah) Boundaries:** On or towards the North : Land of Seller, On or towards the South : Solid Land and Building of Smt. Manjula Ben Shah, On or towards the East : Maheshpura Jatashankar Road, On or towards the West : Land of Seller together with all and singular the structures and erections thereon, both present and future.

Date : 04/04/2025

Place : Shujalpur (M.P.)

Sd/-

IDBI Bank Limited

	HDFC BANK	Head Office: HDFC Bank House, Senapati Bapat Marg, Lower Panel (West), Mumbai-400 013 Regional Office: HDFC Bank Ltd.; Dept For Special Operations, Savitri, 597-3/2, G.C.F. Road, Civil Line, Jabalpur (M.P.): 482001.	E-AUCTION SALE NOTICE						
PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES									
E-Auction Sale Notice for Sale of immovable properties mortgaged to Bank under 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)/Mortgagor(s)/Guarantor(s) that, the Authorized Officer(s) of HDFC BANK LTD. had taken physical possession of the following property/ies mentioned, pursuant to demand raised vide notice(s) issued under Sec 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 in the following loan accounts with right to sell the same on " AS IS WHERE IS, AS IS WHAT IS, WHATEVER IS THERE IS AND WITHOUT RECOURSE BASIS " for realization of Bank's dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(4) of the said Act read with Rule 8 of the said Rules proposes to realize the Bank's dues by sale of the said property/ies. The sale of the below-mentioned Properties shall be conducted by way of E-Auction through Web Portal: https://www.bankauctions.com									
DESCRIPTION OF IMMOVABLE PROPERTIES/DETAILS OF ACCOUNT/AMOUNT/EMD/ETC									
Sl. No.	Name of the Branch & Account	Name of the Mortgagor & Guarantors of the property	Details of property	Amount as per Demand Notice Demand Notice Date	Inspection Date and Time	Reserve Price EMD	Date/ Time of e-Auction	Last Date for Receipt of Bids	Name of Authorised Officer / Phone No. / Email Id
						Bid Increase Amount			
1.	Branch-Katni, Madhya Pradesh & A/c- M/s. Maa Kalehi Trading Co. through its Proprietor Mr. Bhola Chand Agrawal.	Mr. Bhola Chand Agrawal and Mr.Ravi Shankar Agrawal	Mouza Khamariya, PH No.16, NB No. 91, Kharsra No. 228/2, RNM, Near Krishi Upaj Mandi, Teh & Dist-Narsinghpur, Madhya Pradesh 483 501. Area: 4050 Sq.ft. Owned by: Mr. Ravi Shankar Agrawal.	Rs.45,54,262.80 Dues as on 28.02.2019 inclusive of interest with further interest @18% p.a. with monthly from 1st March 2019 till the date of full and final payment under the Credit facilities availed. 29th March 2019	24/04/2025 and Time- 10:00 AM onwards	Rs.30,00,000/- EMD- Rs.3,00,000/- Bid Increase Amount Rs.1,00,000/-	20/05/2025 11:00 AM to 1:00 PM	16/05/2025 Up to 4:00 PM	Ashish Rawat Ashish.rawat9@hdfcbank.com 9981126266 Sunil Bhanushali sunil.bhanushali@hdfcbank.com 9323176985
2.	Branch-Bhind, M.P. & A/c. M/s Rakesh Kumar Ashok Kumar through its Proprietor Mr. Rakesh Kumar Shivhare	Mrs. Sushila Devi Shivhare	Residential Property Ward No.36, Mohalla Govind Nagar, Bind, District-Bhind (M.P.) Owned by Sushila Devi Shivhare Total Area-920 Sq.Ft.	Rs.32,96,405.52 Dues as on 31.01.2020 inclusive of interest with further interest @18% p.a. with monthly from 1st February 2020 till the date of full and final payment under the Credit facilities availed. 11th February 2020	05/05/2025 and Time- 10:00 AM onwards	Rs.25,00,000/- EMD- Rs.2,50,000/- Bid Increase Amount Rs.50,000/-	20/05/2025 11:00 AM to 1:00 PM	16/05/2025 Up to 4:00 PM	Ashish Rawat Ashish.rawat9@hdfcbank.com 9981126266 Sunil Bhanushali sunil.bhanushali@hdfcbank.com 9323176985
3.	Branch-Khandwa, M.P. & A/c- M/S Shakti Trading Company through its Proprietor Mr. Mukesh Patil	Mr. Mukesh Patil and Smt. Mahima Patil	All piece and parcel of land together with structures thereon and constructed Commercial cum Residential Property situated at Plot No.-27 Land Part of Survey No.-36 (Old Survey No-29/1) of Sujapur kala House No.-166 Surgaon Joshi, Dist.-Khandwa(M.P.). Plot Area-0.018 Hectre (1920 Sq.Feet). owned by Mukesh Patil.	Rs. 17,58,122.66/- Dues as on 30.06.2019 inclusive of interest with further interest @18% p.a. with monthly from 1st July 2019 till the date of full and final payment under the Credit facilities availed. 30th July 2019	29/04/2025 and Time- 10:00 AM to onward	Rs.17,00,000/- EMD Rs.1,70,000/- Bid Increase Amount Rs. 50,000/-	20/05/2025 11 AM to 01 PM	16/05/2025 Up to 4:00 PM	Ashish Rawat Ashish.rawat9@hdfcbank.com 9981126266 Sunil Bhanushali sunil.bhanushali@hdfcbank.com 9323176985
TERMS & CONDITIONS:									
1. The e-Auction is being held on " AS IS WHERE IS, AS IS WHAT IS, WHATEVER IS THERE IS AND WITHOUT RECOURSE BASIS "									
2. The interested bidders shall submit their EMD details and documents through Web Portal: https://www.bankauctions.com (the user ID & Password can be obtained free of cost by registering name with https://www.bankauctions.com) through Login ID & Password. The EMD shall be payable EITHER through NEFT / RTGS in the following Account: 57500000904261, Name of the Account : DFSS TRANSITORY ACCOUNT : DOC SERV, Name of the Beneficiary : HDFC BANK LTD., IFSC Code : HDFC0000240. Please note that the Cheques / Demand Drafts shall not be accepted as EMD amount.									
3. To the best of knowledge and information of the Authorized Officer, there is no encumbrance i.e. statutory dues like property taxes, society dues etc as per Banks' record on the property. The Bank however shall not be responsible for any present/past/future outstanding non-statutory dues /statutory dues/encumbrances/tax arrears, if any. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies & to inspect & satisfy themselves. Property can be inspected strictly on the above mentioned date and time.									
4. The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact our service provider M/s. C1 India Pvt. Ltd., Plot No 301, Gulf Petro Chem Building, Udyog Vihar, Phase 2, Gurgaon . Helpline Nos : 0124-4302020/21/22/23/24, Mr. Mithalesh Kumar Mobile : 7080804466 and Mr.Shibu Babu Mobile-9891628914. Help Line e-mail ID: support@bankauctions.com and for any property related query may contact the Authorized officer as mentioned above in office hours during the working days. (10:00 AM to 5:00 PM).									
5. The highest bid shall be subject to approval of HDFC Bank Limited. Authorized Officer reserves the right to accept/ reject all or any of the offers/ bids so received, or cancel the auction/sale without assigning any reasons whatsoever. His decision shall be final & binding.									
6. (FOR DETAILED TERM AND CONDITIONS PLEASE REFER TO OUR WEBSITE www.hdfcbank.com and www.bankauctions.com)									
STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6) READ WITH RULE 9(1) OF THE SARFAESI ACT, 2002									
This may also be treated as notice u/r 8(6) read with Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to borrowers/ or Guarantors of the above said loan about the holding of E-Auction Sale on the above mentioned date. The borrower/ guarantors/mortgagors are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before 30 days of this notice/the date of Auction, failing which the property will be auctioned/ sold and balance dues, if any, will be recovered with interest and cost.									