IDFC First Bank Limited

(Formerly known as IDFC Bank Ltd) | CIN : L65110TN2014PLC097792



Registered Office: - KRM Towers, 7th Floor, Harrington Road, Chetpet, Chennal- 600031. Tel: +91 44 4564 4000 | Fax: +91 44 4564 4022 APPENDIX- IV-A [See proviso to rule 8 (6) & 9 (1)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) & 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s), Co-Borrower (s) and Guarantor (s) as per column (iii) that the below described immovable properties

as per column (iv) mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Formerly known as IDFC Bank Ltd, will be sold on "As is where is", "As is what is", and "Whatever there is" as described hereunder, for the recovery of amount due to IDFC FIRST Bank Limited (Formerly known as IDFC Bank Ltd) from Borrower (s) and Co-Borrower (s) as per column (i). For detailed terms and conditions of the sale, please refer to the link provided on IDFC FIRST Bank website i.e. www.idfcfirstbank.com.

S. NO	(i) Demand Notice Amount	(ii) Agreement ID	(iii) Name of Borrower (s), Co-Borrower (s) and Guarantor (s)	(v) Reserve Price Amount	(vi) EMD Amount	(vii) Date and Time of Auction	(viii) Date and Time of EMD Auction	(ix) Date and Time of Inspection	(x) Authorized Officer Name & Contact Number
1	INR 27136238.00/- Demand Notice dated: 20-Dec-2023	48578667	Prashantkumar Dharsamshibhai Patel, Seeyara Textiles, Veena Prashantkumar Patel, Prashantkumar Dharsamshibhai Patel C/O Seeyara Textiles & Veena Prashantkumar Patel C/O Seeyara Textiles	INR 11604600.00/-		18-Feb-2025 11.00 AM to 1.00 PM	17-Feb-2025 10.00 AM to 5.00 PM	12-Feb-2025 10:00 AM To 4:00 PM	Name- Dhirendra Singh Contact Number- 7014695647 Name- Sapan Shah Contact Number- 9978963399

(iv) MORTGAGED PROPERTY ADDRESS: Property-2-All That Piece And Parcel Of Property Bearing Plot No. 20, Admeasuring 103.06 Sq. Mtrs., & 4.35 Sq. Mtrs. Margin Along With 30.63 Sq. Mtrs. Undivided Share In The Land Of Road & Cop, Total Admeasuring 138.04 Sq. Mtrs., In "Dhwarkesh Society Part-1", Situated At Revenue Survey No. 94, Block No. 79, T. P. Scheme No. 18 (Motavarachha), Final Plot No. 26, New Final Plot No. 30/1, Of Moje Motavarachha, City Of Surat, Gujarat-394101, Bounded As:- East: Plot No. 19, West Society Internal Road, North: Plot No. 21 & South: Society Internal Road

Disclaimer: Please note that the said notice is issued for sale of immovable property only and IDFC FIRST Bank Limited has no right to **Authorised Officer** sale of the movable assets, if any, present at the immovable property. **IDFC FIRST Bank Limited** (Formerly known as IDFC Bank Ltd) Date: 16.01.2025



Tyger Home Finance Private Limited

Registered Office: Shikhar, Nr. Mithakhali Circle, Navrangpura, Ahmedabad-380009, Gujarat, India Corporate Office: One BKC, C-Wing, 1004/5, 10th Floor, Bandra Kurla Complex, Bandra (East), Mumbai 400 051. Maharashtra, India. CIN: U65999GJ2017PTC098960, Website : www.tygerhomefinance.in

PUBLIC NOTICE FOR E-AUCTION CUM SALE Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of Tyger Home Finance Pvt Ltd. (formerly Known as M/s. Adani Housing Finance Pvt Ltd vide Certificate of Incorporation dated 6th June 2024, issued by the Office of the Registrar of Companies, Ministry of Corporate Affairs, herein after refer to 'THFPL') under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the realization of loan dues from borrower/s, in the following loan accounts right to sale on 'AS IS WHERE IS BASIS', 'AS IS WHAT IS BASIS' and 'Whatever Is There Is Basis',. The sale will be done by the undersigned through

Sr.	Borrower(s) /		Description of Immovable property	Demand Notice Date	Reserve Price (RP)		
No.	Co-Borrower (s) / Guarantor(s)				EMD		
	Loan Agreement No			Outstanding Amount (Secured debt)	Bid Increase Amount		
1	Lallu Vattan Shankhta Vishwakarma/ Saloni Lallu Vishwakarma/ 8010HL001018364	as Mansi Residency situ of the society known as admeasuring about 393 (Built up area) along wit 5.53 Square Meter.Whi	cel of Flat No: 205 on the 2nd Floor of the Building No: B known uated at: Jolva bearing Block No: 121 paiki Plot No: 111 to 117 Aaradhna Flora of village: Jolva, Taluka: Palsana, District: Surat .00 Square Feet (Super Built up area) and 23.97 Square Meter h undivided proportionate share in the land admeasuring about ch is Bounded As Under :- East-Flat No. 206, West-Society ilding, South-Flat No. 204	Rs.385128/- As On Date 22-Aug-22	Rs.15000/- Rs.1000/-		
	EMD Submission A (10% of RP) NE		A/c No.: ADANIH100EMDAHF001, Bank Name: ICICI BANK Name of Beneficiary: ADANI HOUSING FINANCE PVT LTD, IFSC Code: ICIC0000106				
	Date/ Time of	e-Auction	30-Jan-25, 11.00 AM TO 4.00 PM				
TEDM	TERM TERMS & CONDITIONS:						

TERM TERMS & CONDITIONS:

The e-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS".

website: https://adanihousing.procure247.com/ Particulars of which are given Under

Inspection at Site on 20-Jan-25 & 24-Jan-25 at 11:00 am to 4:30 pm 2. Online BID (EMD) / Offer start on 15-Jan-25 and end on 29-Jan-25 before 5:30 Pm

3.To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their

own independent inquiries regarding the encumbrances, title of property/ ies & to inspect and satisfy themselves. 4. The intended bidders who have deposited the EMD and required assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact M/s i-Sourcing Technologies Pvt. Ltd. 603, 6th Floor Shikhar Complex, Navrangpura, Ahmedabad 380 009, Gujarat, India E-mail ID: Karan@procure247.com, Rajesh@procure247.com, Tapan@procure247.com, Support Helpline Numbers: Rajesh Chauhan - 6354910183 Karan Modi -7016716557. Enquiries: Helpdesk@procure247.com, and for any property related query may contact Authorised Officer: Alpeshkumar Patel - 9033002279, e-mail

ID: Alpeshkumar.Patel1@tyger.in during the working hours from Monday to Saturday. (FOR DETAILED TERM AND CONDITIONS PLEASE VISIT WEBSITE https://adanihousing.procure247.com)

Note: THIS NOTICE IS STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002 Place : Gujarat

Date : 16.01.2025

CAPRI GLOBAL CAPITAL LIMITED APRIGLOBAL Registered & Corporate Office :- 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013

Authorised Officer

Tyger Home Finance Private Limited

APPENDIX- IV-A [See proviso to rule 8 (6) and 9 (1)]

Circle Office :- 9-B, 2nd floor, Pusa Road, Rajinder Place, New Delhi-110060

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Constructive/physical possession of which has been taken by the Authorised Officer of Capri Global Capital Limited Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on dates below mentioned, for recovery of amount mentioned below due to the Capri Global Capital Limited Secured Creditor from Borrower mentioned below. The reserve price, EMD amount and property details mentioned below.

Sale notice for sale of immovable properties

TCSCI	reserve price, Lind amount and property details mentioned below.							
SR. NO. 1.		DESCRIPTION OF THE MORTGAGED PROPERTY All that Piece and Parcel of property being non-agricultural plot of land, in Mouje, Taluka and District Bharuch, City Ward No. 3, City Survey No. 5687, area admeasuring 74.69 Sq. Mts., Built up area 124.00 Sq. Mts., Municipality No. B1637\1, Lal Bazar Khalaswad, Near Royal Bakery, Dist. Bharuch, Gujarat - 392001, Bounded As: East By: After wall City Survey No. 5681,5682, 5683, 5684, 5686, West By: After wall Ground Floor Patarni wad and 1st floor after wall window, North By: After open land chal nikal door, South By: Said property wall	3. DATE & TIME OF THE PROPERTY INSPECTION 1. E-AUCTION DATE: 31.01.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.01.2025 3. DATE OF INSPECTION: 29.01.2025	1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. INCREMENTAL VALUE RESERVE PRICE Rs. 11,00,000/- (Rupees Eleven Lacs Only) EARNEST MONEY DEPOSIT: Rs. 1,10,000/- (Rupees One Lac Ten Thousand Only) INCREMENTAL VALUE: Rs. 10,000/- (Rupees Ten Thousand Only)				
2.	1. Mr. Nayanpari Pratappari Goswami ("Borrower") 2. Mr. Pragneshpuri Pratappuri Goswami 3. Mrs. Chetnaben Nayanpari Goswami (Co-borrower) LOAN ACCOUNT No.LNMERAJ000052519 (Old) and 80400005799607 Rupees 27,47,778/- (Rupees Twenty Seven Lakhs Forty Seven Thousand Seven Hundred Seventy Eight Only) as on 03.12.2024 along with applicable future interest.	Plot No. 33/B, of the area known as "Aziz Nagar", lying and situated at City Survey	31.01.2025 (Between 3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD WITH KYC: 30.01.2025 3. DATE OF INSPECTION: 29.01.2025	RESERVE PRICE Rs. 14,40,000/- (Rupees Fourteen Lacs Forty Thousand Only). EARNEST MONEY DEPOSIT: Rs. 1,44,000/- (Rupees One Lac Forty Four Thousand Only) INCREMENTAL VALUE: Rs. 10,000/- (Rupees Ten Thousand Only)				

For detailed terms and conditions of the sale, please refer to the link provided in Capri Global Capital Limited Secured Creditor's website i.e. www. Capriglobal.in/auction/ TERMS & CONDITIONS OF ONLINE E-AUCTION SALE:-

1. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities. 2. Particulars of the property / assts (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and

Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extant & dimensions may differ.

3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or nay representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before submission of hid/s

4. Auction/bidding shall only be through "online electronic mode" through the website https://sarfaesi.auctiontiger.net Or Auction Tiger Mobile APP provided by the service provider M/S eProcurement Technologies Limited. Ahmedabad who shall arrange & coordinate the entire process of auction through the e-auction platform 5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service

provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc. 6. For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S E-Procurement Technologies Ltd. Auction Tiger, Ahmedabad (Contact no. 079-61200531/576/596/559/598/587/594/.), Mr. Ramprasad Sharma Mob. 800-002-3297/ 79-6120 0559. Email:

ramprasad@auctiontiger.net,.

7. For participating in the e-auction sale the intending bidders should register their name at https://sarfaesi.auctiontiger.net well in advance and shall get the user id and password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider. 8. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested

bidders through Demand Draft/NEFT/RTGS in favor of "Capri Global Capital Limited" on or before 30-Jan-2025. 9. The intending bidders should submit the duly filled in Bid Form (format available on https://sarfaesi.auctiontiger.net) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer, Capri Global Capital Limited Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law

Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 latest by 03:00 PM on 30-Jan-2025. The sealed cover should be super scribed with "Bid for (as mentioned above) for property of "Borrower Name." participating in E-Auction Sale- - in the Loan Account No. _ 10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited

to enable them to allow only those bidders to participate in the online inter-se bidding /auction proceedings at the date and time mentioned in E-Auction Sale Notice. 11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited extension of "10" minutes each, i.e. the end time of e- auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension. 12. Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone.

13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Capri Global Capital Limited, Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-

380009 and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings. 14. The successful bidder shall deposit 25% of the bid amount (including EMD) within 24 Hour of the sale, being knocked down in his favour and balance 75% of bid amount

within 15 days from the date of sale by DD/Pay order/NEFT/RTGS/Chq favouring Capri Global Capital Limited. 15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount already paid (including EMD) will be forfeited and the property will be again put to sale.

16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount. 17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) and submit TDS certificate to the Authorised officer and the deposit the entire amount

of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, falling which the earnest deposit will be forfeited.

18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate. Bids shall be made taking into consideration of all the statutory dues pertaining to the property.

19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges.

20. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser. 21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is

postponed to a later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider. 22. The decision of the Authorised Officer is final, binding and unquestionable.

23. All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them. 24. Movable Article (if any) lying in the property is not part of this sale.

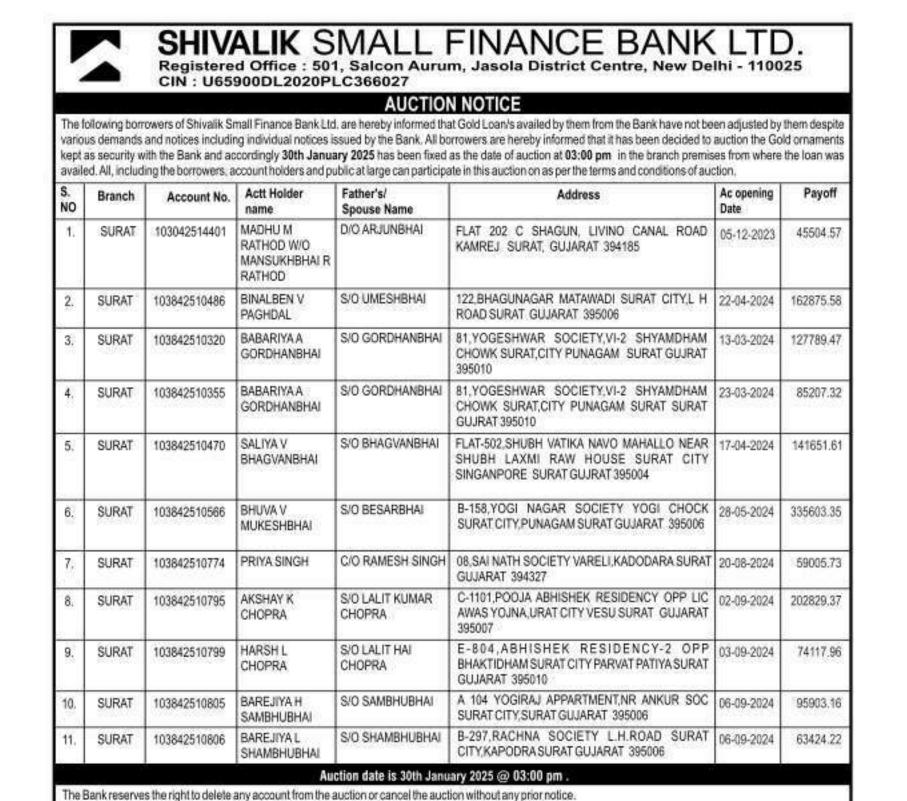
25. For further details and queries, contact Authorised Officer, Capri Global Capital Limited: Mr. Prabhat Barolia Mo. No. 9799395860 and for further inquiry Ms. Kalpana Chetanwala-7738039346.

(Enforcement) Rules 2002, about holding of auction sale on the above mentioned date / place. Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Capri Global Capital

26. This publication is also 15 (Fifteen) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) AND 9(1) of Security Interest

Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply

and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully. Place: GUJARAT Date: 16-JAN-2025 Sd/- (Authorised Officer) Capri Global Capital Ltd.



APRIGLOBAL

CAPRI GLOBAL HOUSING FINANCE LIMITED

HOUSING FINANCE LIMITED

Registered & Corporate Office: - 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013 Circle Office: 9-B, 2nd floor, Pusa Road, Rajinder Place, New Delhi-110060

Authorised Officer, Shivalik Small Finance Bank Ltd

APPENDIX- IV-A [See proviso to rule 8 (6) and 9 (1)]
Sale notice for sale of immovable properties

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. read with proviso to Rule 8 (6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the Constructive/physical possession of which has been taken by the Authorised Officer of Capri Global Housing Finance Limited Secured Creditor, will be sold on "As is where is", "As is what is", and 'Whatever there is' on dates below mentioned, for recovery of amount mentioned below due to the Capri Global Housing Finance Limited Secured Creditor from Borrower mentioned below. The reserve price, EMD amount and property details mentioned below.

SR.	1.BORROWER(S) NAME 2. OUTSTANDING AMOUNT	DESCRIPTION OF THE MORTGAGED PROPERTY	1. DATE & TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION		
1.	1.Mr. Gaganprakash Anjanikumar Srivastava ("Borrower") 2. Mrs. Sapnadevi Gaganprakash Srivastava 3. Mr. Surya Prakash Anjani Shrivastav (Co-borrower) Loan Account No. LNHLJAM000017358 Rupees 10,36,771/- (Rupees Ten Lacs Thirty Six Thousand Seven Hundred Seventy One Only) as on 04.05.2023 along with applicable future interest.	All Piece and Parcel of Sub Plot No. 55/A (admeasuring Area 70 Sq. Mtrs.) Maruti Nagar, Near Water Tank off Khambhalia Road, B/h Hanuman Temple Area Maruti Nagar, Sikka, Jamnagar Gujarat-361141, Boundaries as under: - East: -7.5 Mtr. Wide Int. Road, West: - Plot No. 46 is Situated, North: - Sub Plot No. 55/B is situated , South: - Plot No. 54 is Situated	3:00 P.M. to 4:00 P.M.) 2. LAST DATE OF SUBMISSION OF EMD		
2.	1. Mr. Chiranjeelal S. Beawat ("Borrower") 2. Mrs. Suraj Chiranjeelal Beawat (Co-borrower) LOAN ACCOUNT No. LNHLVOD000062473 (OLD)/ 50300000930758 (New) Rupees 70,11,000/- (Rupees Seventy Lacs Eleven Thousand Only) as on 03.12.2024 along with applicable future interest.	All that piece and parcel of Property bearing R.S. No. 579, TP No. 61, Final Plot No. 53, New Final Plot No. 51, CS No. 403 Paiki, Plot No. C/15, C/16, C/17, C/18, 4th Floor, Flat No. 401, Area Ameasuring 103.58 sq mtrs, Supar Built up area 157.93 sq mtrs Prabhu Heights, Nr. Krunal Char Rasta Gotri, Mouje Gotri, Vadodara, Gujarat - 390021, Bounded As: East By — 18.00 Mtrs. T P Road, West By — Prabhudarshan Society, North By — Flat No. 402, South By — Building Margin	WITH KYC: 30.01.2025 3. DATE OF INSPECTION: 29.01.2025	RESERVE PRICE: Rs. 36,00,000/-(Rupees Thirty Six Lacs Only). EARNEST MONEY DEPOSIT: Rs. 3,60,000/- (Rupees Three Lacs Sixty Thousand Only) INCREMENTAL VALUE: Rs. 20,000/- (Rupees Twenty Thousand Only)	
3.	1. Mr. Pareshkumar Kantilal Thakkar ("Borrower") 2. Mrs. Kashmiraben Pareshkumar Thakkar 3. Vijaykumar Kantilal Thakkar (Co-borrower) LOAN ACCOUNT No. LNHLPAL000079221 (OLD)/ 50300000783452 (New) Rupees 31,53,697/- (Rupees Thirty One Lacs Fifty Three Thousand Six Hundred Ninety Seven Only) as on 03.12.2024 along with applicable future interest.	All that piece and parcel, rights, interest, title of land alongwith structure standing thereon and constructed thereon being the Non-Agriculture Immovable Residential Property out of Revenue Survey No. 768/1 paiki, Plot No. 2, Municipal Assessment No. 9/2391, Tenement No- 10099/2995, Old Municipal No. 12/1646/17, land Area Adm (1200.00 Sq. Ft) Shraddha Society, Near Taluka Palanpur, District Banaskantha, Gunder East- Open Owner Chok After 6.00 West- R.S No. 768 Paiki Land is situated situated., South- House of Plot No. 1 is situated.	SUBMISSION OF EMD WITH KYC: 30.01.2025 3. DATE OF INSPECTION: 29.01.2025 Deasurements 111.50 Sq. meter Dharti Township, Akesan Road, Gujarat – 385001, Bounded as O meter Wide Road is situated, North- House of Plot No. 3 is	Thousand Only)	

For detailed terms and conditions of the sale, please refer to the link provided in Capri Global Housing Finance Limited Secured Creditor's website i.e. www.caprihomeloans.com/auction TERMS & CONDITIONS OF ONLINE E-AUCTION SALE:-

I. The Property is being sold on "AS IS WHERE IS, WHATEVER THERE & WITHOUT RECOURSE BASIS". As such sale is without any kind of warranties & indemnities. Particulars of the property / assts (viz. extent & measurements specified in the E-Auction Sale Notice has been stated to the best of information of the Secured Creditor and

Secured Creditor shall not be answerable for any error, misstatement or omission. Actual extant & dimensions may differ. 3. E-Auction Sale Notice issued by the Secured Creditor is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or nay representation on the part of the Secured Creditor. Interested bidders are advised to peruse the copies of title deeds with the Secured Creditor and to conduct own independent enquiries /due diligence about the title & present condition of the property / assets and claims / dues affecting the property before submission of bid/s. 4. Auction/bidding shall only be through "online electronic mode" through the website https://sarfaesi.auctiontiger.net Or Auction Tiger Mobile APP provided by the service provider

M/S eProcurement Technologies Limited. Ahmedabad who shall arrange & coordinate the entire process of auction through the e-auction platform. 5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Secured Creditor /service provider shall not be held responsible for the internet connectivity, network problems, system crash own, power failure etc.

 For details, help, procedure and online bidding on e-auction prospective bidders may contact the Service Provider M/S E-Procurement Technologies Ltd. Auction Tiger, Ahmedabad (Contact no. 079-68136880/68136837), Mr. Ramprasad Sharma Mob. 800-002-3297/79-6120 0559. Email: ramprasad@auctiontiger.net,. 7. For participating in the e-auction sale the intending bidders should register their name at https://sarfaesi.auctiontiger.net well in advance and shall get the user id and password.

Intending bidders are advised to change only the password immediately upon receiving it from the service provider. For participating in e-auction, intending bidders have to deposit a refundable EMD of 10% OF RESERVE PRICE (as mentioned above) shall be payable by interested bidders. through Demand Draft/NEFT/RTGS in favor of "Capri Global Housing Finance Limited" on or before 30-Jan-2025.

9. The intending bidders should submit the duly filled in Bid Form (format available on https://sarfaesi.auctiontiger.net) along with the Demand Draft remittance towards EMD in a sealed cover addressed to the Authorized Officer, Capri Global Housing Finance Limited Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 latest by 03:00 PM on 30-Jan-2025. The sealed cover should be super scribed with 'Bid for participating in E-Auction Sale- - in the Loan Account No. ___ _(as mentioned above) for property of "Borrower Name:".

10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Secured Creditor) to the service provider M/S eProcurement Technologies Limited to enable them to allow only those bidders to participate in the online inter-se bidding /auction proceedings at the date and time mentioned in E-Auction Sale Notice.

11. Inter-se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of inter-se bidding, there will be unlimited extension of "10" minutes each, i.e. the end time of e- auction shall be automatically extended by 10 Minutes each time if bid is made within 10 minutes from the last extension.

12. Bids once made shall not be cancelled or withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone. 13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him BY E-Mail both to the Authorised Officer, Capri Global

Housing Finance Limited, Regional Office 9th floor, BBC Tower, Broadway Business Centre, Near Law Garden Circle Netaji Road, Ellisbridge, Ahmedabad, Gujrat-380009 and the Service Provider for getting declared as successful bidder in the E-Auction Sale proceedings. 14. The successful bidder shall deposit 25% of the bid amount (including EMD) within 24 hour of the sale, being knocked down in his favour and balance 75% of bid amount within 15

days from the date of sale by DD/Pay order/NEFT/RTGS/Chq favouring Capri Global Housing Finance Limited. 15. In case of default in payment of above stipulated amounts by the successful bidder / auction purchaser within the stipulated time, the sale will be cancelled and the amount

already paid (including EMD) will be forfeited and the property will be again put to sale. 16. At the request of the successful bidder, the Authorised Officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount.

17. The Successful Bidder shall pay 1% of Sale price towards TDS (out of Sale proceeds) (if applicable) and submit TDS certificate to the Authorised officer and the deposit the entire

amount of sale price (after deduction of 1% towards TDS), adjusting the EMD within 15 working days of the acceptance of the offer by the authorized officer, or within such other extended time as deemed fit by the Authorised Officer, falling which the earnest deposit will be forfeited.

18. Municipal / Panchayat Taxes, Electricity dues (if any) and any other authorities dues (if any) has to be paid by the successful bidder before issuance of the sale certificate. Bids

shall be made taking into consideration of all the statutory dues pertaining to the property.

19. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary

proof in respect of payment of all taxes / charges.

 Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by the auction purchaser. 21. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is postponed to a

later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider. 22. The decision of the Authorised Officer is final, binding and unquestionable,

23. All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction Sale and be bound by them. 24. For further details and queries, contact Authorised Officer, Capri Global Housing Finance Limited: Mr. Jeet Brahmbhatt Mo. No. 9023254458 or Ms. Kalpana Chetanwala 7738039346. 25. This publication is also 15 (Fifteen) days notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 8(6) and 9 (1) of Security Interest

(Enforcement) Rules 2002, about holding of auction sale on the above mentioned date / place. Special Instructions / Caution: Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Capri Global Housing Finance Limited nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder in such

cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements / alternatives such as back-up power

supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully. Place: GUJARAT Date: 16-JANUARY-2025 Sd/- (Authorised Officer) Capri Global Housing Finance Limited

