

Date : 14<sup>th</sup> February, 2026

<b>The General Manager, Listing Department BSE Limited Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai 400 001</b>	<b>The Vice-President, Listing Department National Stock Exchange of India Limited “Exchange Plaza”, Bandra – Kurla Complex, Bandra (E), Mumbai – 400 051</b>
Scrip Code : 544446	Scrip Symbol : ADVENTHTL
Fax No.: 022 – 2272 2037/ 39/ 3121	Fax No.: 022 – 26598237/38

Dear Sir/Madam,

**Sub: Intimation of Newspaper Advertisement with respect to the dispatch of Postal Ballot Notice and Remote e-voting**

Pursuant to Regulation 30 and Regulation 47 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith copies of newspaper advertisement for Postal Ballot Notice and Remote e-voting published today i.e 14<sup>th</sup> February, 2026 in Free Press Journal (English) and Navshakti (Marathi).

Kindly take the above on record.

Thanking you,

Yours faithfully,

**For Advent Hotels International Limited  
(formerly known as Shiva Realtors Suburban Private Limited)**

**Chirag Sojitra  
Company Secretary**

**Advent Hotels International Limited**

(Formerly, Shiva Realtors Suburban Private Limited)

[www.adventint.in](http://www.adventint.in) | CIN: U55101MH2006PLC165577 | email id: [investors@adventint.in](mailto:investors@adventint.in) | Contact No: 91-22-47478686

Registered Office: 7<sup>th</sup> Floor, Resham Bhavan, Veer Nariman Road, Churchgate, Mumbai 400 020

**ONLINE E - AUCTION SALE OF ASSET**

**KOTAK MAHINDRA BANK LIMITED**

REGISTRATION NO. 27/BK, C-27, 48-LOCK, BANDRA KURLA COMPLEX, BANDRA (E) MUMBAI, MAHARASHTRA, PIN CODE-400 051  
BRANCH OFFICE: Kotak Mahindra Bank Ltd. 95th Floor, Adomas Plaza, 166/16, CST Road, Kalina, Santacruz (E) Mumbai - 400098

**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 Under Rule 8(5) Read With Proviso To Rule 9(1) Of The Security Interest (Enforcement) Rules, 2002.

Subject To The Assignment Of Debt In Favour Of Kotak Mahindra Bank Limited By Fullerton India Home Finance Company Limited (hereinafter Referred To As "Tilid") The Authorised Officer Of Kmbh Has Taken The Physical Possession Of Below Described Immovable Property (hereinafter Called The "Secured Asset") Mortgaged/Charged To The Secured Creditor On 29.01.2026.

Notice Is Hereby Given To The Borrower (s) And Guarantor (s) In Particular/And Public In General That The Bank Has Decided To Sell The Secured Asset Through E-auction Under The Provisions Of The Sarfaesi Act, 2002 On "as is Where is", "as is What is", And "whatever There is" Basis For Recovery Of Rs. 24,76,324/- (Rupees Twenty Four Lakh Seventy Six Thousand Three Hundred Twenty Three Only) Outstanding As On 12.02.2026 Along With Future Available Interest Till Realization, Under The Loan Account No. 601807210187636, Loan Availed By Mr. Mahesh L. Kadam And Mrs. Jyoti Mahesh Kadam As Per Below Details.

PARTICULAR	DETAIL
DATE OF AUCTION	23.03.2026
TIME OF AUCTION	BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES
RESERVE PRICE	Rs.15,00,000/- (Rupees Fifteen Lakh Only)
EARNEST MONEY DEPOSIT (EMD)	Rs.1,50,000/- (Rupees One Lakh Fifty Thousand Only)
LAST DATE FOR SUBMISSION OF EMD WITH KYC	21.03.2026 UP TO 6:00 P.M. (IST).

**DESCRIPTION OF THE SECURED ASSET**

All that piece and parcel of property bearing Flat No. G-8 on Ground Floor, A Wing measuring area 28.35 sq. mtr., built up, in the building known as Bhayandar Siddhivayak Co. Op. Housing Society Limited, bearing Registration No. (TNA/TNA) HSG (TC)2024/1988-89, bearing Old Survey No.103, New Survey No.57, Hissa No. 4 Part, Revenue Village- Khan, situated at B. P. X Road No. 4, Talav Road, Bhayandar (East)-District-Thane-401105.

**Known Encumbrances- Nil**

The Borrowers' Attention Is Invited To The Provisions of Sub Section 8 Of Section 13, of the Act, In Respect of The Time Available, To Redeem The Secured Asset. Borrowers In Particular and Public In General May Please Take Notice That If In Case Auction Scheduled Herein Falls for Any Reason Whatever Then Secured Creditor May Enforce Security Interest By Way Of Sale Through Private Treaty, In Case Of Any Clarification/Requirement Regarding Assets Under Sale, Bidder May Contact Mr. Rupesh Pradip Pawar (mobile No. +91865587885) Mr. Nilesh Desai (mobile No. +919822501623) Bidder May Also Contact The Bank's Ivr No. (+91-9152219751) For Clarifications. For Detailed Terms And Conditions Of The Sale, Please Refer To The Link <https://www.kotak.com/bank-auctions.html> Provided In The Bank's Website I.e. [www.kotak.com](http://www.kotak.com) and/or on <http://bankauctions.in/>

Authorized Officer  
Place: Mumbai, Maharashtra DATE: 14.02.26  
Kotak Mahindra Bank Limited

**PUBLIC NOTICE**

Notice is hereby given that under the instructions of our client, we are investigating the title of **SILVER CASCADE CO-OPERATIVE HOUSING SOCIETY LIMITED**, a society registered under the provisions of the Maharashtra Co-operative Societies Act, 1960 with Registration No. BOM/HSG/HW/6377 of 1983 and having its registered office at Silver Cascade, off Mount Mary Road, Bandra (West), Mumbai - 400 050, in respect of the property more particularly described in the **Schedule** hereunder written (and hereinafter referred to as "the Property") in connection with the redevelopment of the Property by our client.

All persons having any claim in respect of the Property or any part thereof whether by way of sale, transfer, assignment, gift, mortgage, lien, charge, lease, sub-lease, tenancy, license, trust, inheritance, possession, maintenance, easement, exchange, allotment, development rights or otherwise howsoever, are required to make the same known in writing, together with copies of supporting documents, to the undersigned at his office at 401 & 402, 4<sup>th</sup> floor, Makhija Chambers, 196, Turner Road, Bandra (West), Mumbai - 400 050, within 14 (fourteen) days from the date of publication hereof, failing which, such claims or objections, if any, will be considered to have been waived and/or abandoned.

**SCHEDULE OF THE PROPERTY**

All those pieces and parcels of freehold land bearing CTS Nos. 799 to 805 (both inclusive) of B-Ward, CTSO Bandra and measuring approximately 4281.6 square metres in the aggregate (as per the Property Register Card extracts in respect thereof), along with the building/structures known as "Silver Cascade" standing thereon, situate, lying and being at Mount Mary Road, Bandra (West), Mumbai - 400 050, and bounded as follows:

On or towards the North : By land bearing CTS No.753;  
On or towards the South : By land bearing CTS No.795;  
On or towards the East : By Road; and  
On or towards the West : By land bearing CTS No.796.

For Pradhan & Rao  
Advocates and Solicitors  
Aloke V. Rao, Partner

Dated this 14th day of February 2026

**IN THE DEBTS RECOVERY TRIBUNAL NO. II**  
MTNL BHAVAN, 3RD FLOOR, STRAND ROAD, APOLLO BANDAR, COLABA, MUMBAI- 400 005.

**SUMMONS** Exh.: 11

**Applicant**: Dena Bank.  
**Applicant**: Vimal Agarwal & Anr.  
**Applicant**: ...DEFENDANT/S

Whereas O.A. No. 1061 of 2024 was listed before the Hon'ble Presiding Officer on 09/04/2025.

Whereas this Hon'ble Tribunal is pleased to issue summons/Notice on the said application under section 19(4) of the Act, (OA) filed against for recovery of debts of Rs. 1,14,954.56Ps.

Whereas the service of summons could not be effected in ordinary manner and whereas the Application for Substitute service has been allowed by this Hon'ble Tribunal.

In accordance with Sub-Section (4) of Section 19 of the Act you the defendants are directed as under:-

- To Show cause within 30 (thirty) days of the service of summons as to why relief prayed for should not be granted.
- To Disclose particulars of properties or assets other than properties and assets specified by the applicant under Serial Number 3A of the Original Application.
- You are restrained from dealing with or disposing of secured assets or such other assets and properties disclosed under Serial Number 3A of the Original Application, pending hearing and disposal of the application for attachment of the properties.
- You shall not transfer by way of sale, lease or otherwise, except in the ordinary course of his business any of the assets over which security interest is created and/or other asset and properties specified or disclosed under Serial Number 3A of the original application without the prior approval of the Tribunal.
- You shall be liable to account for the sale proceeds realised by sale of secured asset or other assets and properties in the ordinary course of business and deposit such sale proceeds in the account maintained with bank of financial institution holding security interest over such assets.

You are also directed to file written statement with a copy thereof furnished to the applicant and to appear before DRT-II on 02/06/2026 at 11:00 a.m. failing which the application shall be heard and decided in your absence.

Give under my hand and the seal of this Tribunal on this 11th day of February 2026.

Sd/-  
Registrar  
DRT-II, Mumbai

**SEAL**

**Name & address of all the defendants,**

**1. Mr. Vimal Agarwal**  
Flat No. 4, fourth floor, E wing, New Chandra CHS Ltd. Dattaji Salvi Marg, Off Veera Desai Road, Andheri West, Mumbai - 400 053 .....Defendant No.1

**2. Mrs. Shashi Agarwal**  
Flat No. 4, fourth floor, E wing, New Chandra CHS Ltd. Dattaji Salvi Marg, Off Veera Desai Road, Andheri West, Mumbai - 400 053. ....Defendant No.2

**ADDENDUM TO FORM G ISSUED ON 29TH JANUARY, 2026**

**EXTENSION OF TIME LINE FOR SUBMISSION OF EXPRESSION OF INTEREST FOR JUPITER LANDSCAPES PRIVATE LIMITED OPERATING IN REAL ESTATE INDUSTRY.**

**HAVING PROJECT AT THANE, MAHARASHTRA, WITH ITS OWN LAND.**

(Under sub-regulation (1) of regulation 36A of the Insolvency and Bankruptcy Code of India (Insolvency Resolution Process for Corporate Persons) Regulations, 2016)

Sl.	RELEVANT PARTICULARS
1.	Name of the corporate debtor along with PAN & CIN/ LLP No. Jupiter Landscapes Private Limited PAN No. AADC2332E CIN No. -U70102MH2013PTC251177
2.	Address of the registered office F.1, Plot No 99, Kavya Aura, Ground Floor, Tulsiwadi, Sitarum, Ghadgaonkar, Tardeo, Mumbai City, Mumbai, Maharashtra, India, 400034
3.	Details of place where majority of fixed assets are located The Company has a real estate project named "Kavya Grandeur" located at Survey No 35/1, 35/2, 36/3, 36/4 Village Borivade Karasvadvadi, Ghoobunder road, Opposite Ratnaji Society, Behind Hyper city mall, Thane - 400615
4.	Further details including last available financial statements (with schedules) of two years, lists of creditors are available at URL: The same can be availed by sending a request to - rp@jupitercorp.com.
5.	Eligibility for resolution applicants under section 25(2)(b) of the Code is available at URL: The same can be availed by sending a request to - rp@jupitercorp.com.
6.	Last date for receipt of expression of interest Revised Date - Friday, 20th February, 2026 (as extended from earlier date of Friday, 13th February, 2026)
7.	Date of issue of provisional list of prospective resolution applicants Revised Date - Tuesday, 24th February, 2026 (as extended from earlier date of Tuesday, 17th February, 2026)
8.	Last date for submission of objections to provisional list Revised Date - Sunday, 21st March, 2026 (as extended from earlier date of Sunday, 22nd February, 2026).
9.	Date of issue of final list of prospective resolution applicants Friday, 6th March, 2026 (as extended from earlier date of Thursday, 26th February, 2026).
10.	Date of issue of information memorandum, evaluation matrix and request for resolution plans to prospective resolution applicants Friday, 6th March, 2026
11.	Last date for submission of resolution plans Monday, 6th April, 2026
12.	Process email id to submit Expression of Interest rp@jupitercorp.com.
13.	Details of the corporate debtor's registration status as MSME The Corporate Debtor is not registered as MSME

Date: 14.02.2026 For Jupiter Landscapes Private Limited  
Place: Mumbai Hari Kishan Shrivastava  
Authorized Signatory  
For KDRRA Insolvency Professionals Private Limited  
Resolution Professional  
Jupiter Landscapes Private Limited (Under CIRP)  
Reg. No: IBBI/PE-0059/IPA-1/2022-23/50037  
Correspondence Address of the Resolution Professional: 1601, Unicorn, Dattaji Salvi Marg, Andheri West, Mumbai - 400053

**Central Bank of India**

Regional Office, Nashik  
P-63, Satpur MIDC,  
Nashik-422007.

[See Rule - 8 (1)]  
**POSSESSION NOTICE**  
(For Immovable Property)

Whereas,  
The undersigned being the authorized officer of the Central Bank of India, a body corporate constituted under the Banking Companies (Acquisition and Transfer of Undertaking) Act 1970, having its head office at Chandernagore, Nariman Point, Mumbai and Branch Office at **Nandurbar, Tal. & Dist. Nandurbar** under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice Dated **25/11/2025** calling upon the **Borrowers: Mr. Sagar Pandurang Patil (Borrower), Smt. Godambai Pandurang Patil (Guarantor/Mortgagor)** to repay the amount mentioned in the notice being **Rs. 48,01,600.00 (Rs. Forty Eight Lakhs One Thousand Six Hundred Only) + Interest and Charges** within 60 days from the date of receipt of the said notice & interest thereon.

The Borrower/s having failed to repay the amount, notice is hereby given to the borrower/s, guarantor/s and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act with Rule 8 of the Said Rules on this **10th day of Feb. of the year 2026.**

The Borrower/Guarantor 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 **Central Bank of India** for an amount of **Rs. 48,01,600.00 (Rs. Forty Eight Lakhs One Thousand Six Hundred Only) + Interest and Charges.**

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

**Description of the Immovable Property**

All that Piece & Parcel of property, Gat No. 402/1/B, Area H.0-60 R Polkharab 0 H. 00 R. Asstt, Rs. 900=00 Ps., Situated at Balwant, Tal. & Dist. Nandurbar, Owned by **Smt. Godambai Pandurang Patil**, which is bounded as under;  
**As per Sale Deed- East:** Gat No. 403, **West:** Gat No. 402/2, **South:** Gat No. 401, **North:** Amravati River  
**As per Layout Plan- East:** 12 Meter Road, **West:** Gat No. 402 Part, **South:** Amenity Space, **North:** Amravati River

Sd/-  
Authorized Officer / Chief Manager  
Central Bank of India

Date: 10.02.2026  
Place: Nandurbar

**ADVENT HOTELS INTERNATIONAL**

Advent Hotels International Limited  
(Formerly, Shiva Realtors Suburban Private Limited)  
www.adventint.in | CIN: U55101MH2006PLC165577  
email id: investors@adventint.in | Contact No: 91-22-4747866  
Registered Office: 7th Floor, Resham Bhavan, Veer Nariman Road, Churchgate, Mumbai 400 020

**POSTAL BALLOT NOTICE AND E-VOTING INFORMATION**

Notice is hereby given that pursuant to Section 108 and 110 of the Companies Act, 2013 read with the Companies (Management and Administration) Rules, 2014, the Company has on Friday, 13th February, 2026 sent the Postal Ballot Notice ("Notice") only by email, to all Members whose email IDs are registered with the Company/Depository Participant(s) as on cut-off date i.e. Friday, 6th February, 2026.

These documents are also available on the website of the Company at [www.adventint.in](http://www.adventint.in) websites of the Stock Exchanges i.e. BSE Limited and National Stock Exchange of India Limited at [www.bseindia.com](http://www.bseindia.com) and [www.nseindia.com](http://www.nseindia.com) respectively and on the website of NSDL <https://www.evoting.nsdl.com>

The Company is providing facility for voting remotely, only by electronic means ("e-voting") to its Eligible Members, for seeking their approval on the resolutions, as specified in the Notice, in compliance with the circulars/ Guidelines issued by the Ministry of Corporate Affairs ("MCA Circulars") and Securities and Exchange Board of India.

In line with the MCA circulars, physical copies of the Notice, along with postal ballot forms and pre-paid business envelope have not been sent to any Member. Accordingly, the communication of the assent or dissent of the Members eligible to vote, is restricted only to remote e-voting, i.e. by casting their votes electronically.

The remote e-voting of the members/ beneficial owners shall be reckoned in proportion in their shares in the paid-up capital of the Company as on cut off date of Friday, 6th February, 2026. The remote e-voting would commence on Saturday, 14th February, 2026 at 9.00 A.M and end on Sunday, 15th March, 2026 at 5.00 P.M.

The results of the e-voting will be announced within 2 working days from the conclusion of e-voting period and along with Scrutinizer's Report shall be placed on the Company's website [www.adventint.in](http://www.adventint.in) and on the website of NSDL <https://www.evoting.nsdl.com> for information to the Members and communicated to BSE Limited and National Stock Exchange of India Limited.

In case of any queries, you may refer the Frequently Asked Questions (FAQs) for Shareholders and e-voting user manual for Shareholders available at the download section of [www.evoting.nsdl.com](http://www.evoting.nsdl.com) or call on toll free no. 022 - 4886 7000 or send a request at [evoting@nsdl.com](mailto:evoting@nsdl.com).

For Advent Hotels International Limited  
(formerly known as Shiva Realtors Suburban Private Limited)  
Sd/-  
Chirag Sojitra  
Company Secretary

Place: Mumbai  
Date: 13th February, 2026

**PUBLIC NOTICE**

Our client has negotiated for purchase of the entire shareholding of **RELIANCE TEA PRIVATE LIMITED**, a company incorporated under the provisions of Companies Act, 1956 having Corporate Identification No. U51220MH1992PTC068909 and having its registered office at 619, 6th Floor, Maker Chamber V, Nariman Point, Mumbai - 400021 ("the Company") with clear and marketable title free from encumbrances and instructed us to investigate the title of the Company in the office premises more particularly described in the **SCHEDULE** hereunder written (hereinafter referred to as the "said Premises").

The Company has represented to our client that the original Agreement for Sale dated 23rd October, 1981 executed between Supreme Premises Private Limited as "the Builder" and Crystal Fibers and Fabrics Limited as "the Purchaser" is misplaced and/or lost by the Company and not found by it in spite of diligent search.

We have also been instructed to investigate the right, title and interest of all the shareholders in the entire issued, subscribed and paid-up share capital of the Company as on 31st January, 2026, being as under:

SR. NO.	NAME OF SHAREHOLDER	NO. OF EQUITY SHARES HELD	PAID UP VALUE OF EACH SHARE (RS.)
1.	Mr. Vegesna Atchayuta Rama Raju	37,600	10/-
2.	Mrs. Vegesna Parvathi	2,400	10/-
	<b>Total</b>	<b>40,000</b>	

ALL person(s) having any claim in respect of the said Premises or any part thereof and/or custody/possession of the original Agreement for Sale dated 23rd October, 1981 executed between Supreme Premises Private Limited as "the Builder" and Crystal Fibers and Fabrics Limited as "the Purchaser" and/or the above shares of the Company by way of sale, exchange, mortgage (equitable or otherwise), gift, trust, inheritance, maintenance, bequest, partnership, joint venture, development rights, possession, lease, sub-lease, assignment tenancy, license, lien, charge, pledge, guarantee, easement or any other arrangement, attachment, injunction or under any decree, order or award passed by any Court of Law, Tribunal, Revenue or Statutory Authority or arbitration, right of prescription or pre-emption or under any Agreement for Sale, Letter of Allotment, Power of Attorney or other disposition, loans, advances or otherwise howsoever and/or in possession or custody of the above stated document in whatsoever capacity are hereby requested to notify the same in writing to us with supporting documentary evidence at the address mentioned herein below within **14(fourteen)** days from the date hereof, failing which the claim or claims, if any, of such person or persons will be considered to have been waived and/or abandoned.

**THE SCHEDULE ABOVE REFERRED TO**

**ALL THAT 10 (ten) fully paid-up shares of Rs. 50/- (Rupees Fifty Only) each bearing (i) Distinctive Nos. 971 to 975 (both inclusive) comprised in Share Certificate No. 195 dated 4th May, 1987 and (ii) Distinctive Nos. 976 to 980 (both inclusive) comprised in Share Certificate No. 196 dated 4th May, 1987 issued by Maker Chambers V Premises Co-Operative Society Limited and Office No. 619 on 6th floor of Maker Chambers V building standing on leasehold land bearing C.S. No. 1962 of Fort Division in the Registration District of Mumbai City state, lying and being Plot No.221, Block No. III of Backbay Reclamation Scheme, Nariman Point, Mumbai 400021.**

Dated this 14<sup>th</sup> day of February, 2026.

**LAW POINT**  
ADVOCATES & SOLICITORS  
301, Vaibhav Chambers, 3rd Floor, Jagat Vidya Marg, Near BKC Metro Station (A3 Exit), Bandra-Kurla Complex, Bandra (East), Mumbai 400 051.  
Email: [response@lawpointindia.com](mailto:response@lawpointindia.com)

**PEGASUS ASSETS RECONSTRUCTION PRIVATE LIMITED**  
55-56, 5th Floor, Free Press House, Nariman Point, Mumbai-400 021, Tel: 91-2261884700

**POSSESSION NOTICE**

**[RULES 8 (1)] (For Immovable Property)**

Whereas, the undersigned being the Authorized Officer of **Pegasus Assets Reconstruction Pvt Ltd ("Pegasus")** a Company incorporated under the provisions of the Companies Act, 1956, and duly registered with Reserve Bank of India (RBI) as an Asset Reconstruction Company under Section 3 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) ("The SARFAESI Act, 2002"), having CIN No. U65999MH2004PTC144113 and having its Corporate office at 55-56, 5th Floor, Free Press House, Nariman Point, Mumbai - 400 021, India, acting in its capacity as trustee of Pegasus Group Thirty Three Trust - I has acquired all rights, titles & interest of the entire outstanding of **Mr. Albuquerque Caitano Rosario (Borrower), Mr. Albuquerque Molina Caitano (Co-Borrower), Mrs. Vrinda Eknath Gaikwad (Co-Borrower), Mr. Shinku Birendrakumar Mishra (Guarantor), Mr. Anil Ramdas Pedekar (Guarantor)** along with the underlying securities from **Apna Sahakari Bank Ltd ("Apna Bank")** under section 5 of Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 vide Assignment Agreement dated 27.03.2018.

And whereas, Authorized Officer of the Pegasus acting in its capacity as Trustee of Pegasus Group Thirty Three Trust - I under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and in exercise of powers conferred under section 13(12) read with rule 3 of Security Interest (Enforcement) Rule, 2002 issued demand Notice dated 20.11.2018 calling upon the **Borrower/Co-Borrower/Guarantor 1. Mr. Albuquerque Caitano Rosario (Borrower), 2. Mr. Albuquerque Molina Caitano (Co-Borrower), 3. Mrs. Vrinda Eknath Gaikwad (Co-Borrower), 4. Mr. Shinku Birendrakumar Mishra (Guarantor), 5. Mr. Anil Ramdas Pedekar (Guarantor)** to repay the amount mentioned in the notice being **Rs. 73,35,114.87/- (Rupees Seventy-Eight Lakhs Thirty-Five Thousand One Hundred and Fourteen and Eighty-Seven Paise Only)** as on 20.11.2018 with further interest at the contractual rate and costs, charges and expenses incurred thereon w.e.f. 21.11.2018 within 60 days from the date of receipt of the said notice.

The Borrower/Co-borrowers & Guarantors failed to repay the amount, as per notice dated 20.11.2018 under section 13(2) SARFAESI Act. Pursuant to the said assignment of debt Pegasus has stepped into the shoes of Apna Bank and has become entitled to recover entire outstanding dues and enforce the security. The Authorized Officer of Pegasus, duly appointed under sub section (12) of section 13 of the SARFAESI ACT 2002 has taken Possession of the property as described herein below in exercise of powers conferred upon him under sub-section (4) of Section 13 of the Act, read with rule 8 of the Security Interest (Enforcement) rules, 2002 on this 11th day of February of the year 2026.

The borrowers/mortgagors/guarantors in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Pegasus for an amount of **Rs. 73,35,114.87/- (Rupees Seventy-Eight Lakhs Thirty-Five Thousand One Hundred and Fourteen and Eighty-Seven Paise Only)** with further interest at the contractual rate and costs, charges and expenses incurred thereon w.e.f. 21.11.2018.

The borrower'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.

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

**DESCRIPTION OF IMMOVABLE PROPERTY**

A. Plot of Land at Sateli (Bhom), Tal-Dodamarg, Dist- Sindhudurg, S. No. 113C, Area 0-24-0 (Arc) and S. No. 113A, H No. 4, Area 0-03-0 (Arc)  
B. R.C.C. Building at Sateli (Bhomwadi) Tal-Dodamarg, Dist-Sindhudurg having G.P. House No. 449, Area 3433.0 sq. ft. & G.P. House No. 312, Area 984.0 sq. ft.

Sd/- Authorized Officer  
Pegasus Assets Reconstruction Private Limited  
Place: SATELI (BHOHWADI) (Acting in its capacity as the Trustee of Pegasus Group Thirty-Three Trust - I)

Date: 11/02/2026

**MAHATRANSCO**  
Maharashtra State Electricity Transmission Co. Ltd.

MSETCL invites offers through SRM e-tendering from the eligible registered bidders for following work of.

Sr. No.	Name of work	Tender amount	Tender No	Sale period	Submission Deadline
1	Execution of Phase-II allied works at administrative building at Kalwa complex premises Airoli, Navi Mumbai premises, Navi Mumbai under Vashi Zone (2nd Cal)	Rs. 5,93,78,120.39 (Excluding GST) Rs. 7,00,66,182.06 (Including GST)	T-21/25-26/ MSETCL/ CO/CIVIL/ RFX No. 7000038639	14/02/2026 to 27/02/2026	27/02/2026 up to 18:00 Hrs.

Interested bidders may obtain further information available on MSETCL's SRM e-tendering website- <https://srmetender.mahatransco.in>

Contact Person:-  
Superintending Engineer (Civil), 022-69595011/23, M.No.9967835818

Sd/-  
Chief Engineer (Civil)  
C.O. MSETCL

**PUBLIC NOTICE**

**NOTICE IS HEREBY GIVEN that we are investigating the title of Mr. Yogesh Jaikishan Panchal and Mrs. Priya Jaikishan** who are the owners of 5 shares of ₹50/- each bearing distinctive nos. 566 to 570 of the Prakash Industrial Premises Co-operative Society Limited and all beneficial right, title and interest in unit no. 524 admeasuring 1007 sq. ft. equivalent to 93.55 sq. mtrs. or thereabouts built-up area on the 5th floor in building known as Bharat Industrial Estate, situated at T. J. Road, Sewree (W), Mumbai- 400 015, bearing C.S. no. 207 part of Parel Sewree Division ("said premises").

The owners have represented that the Agreement of 1968 or thereabouts by virtue of which M/s. Pooran Investment Corporation purchased the said premises, and Agreement dated 5th January, 1985 made between M/s. Pooran Investment Corporation and M/s. Matic India and Agreement dated 19th June, 1987 made between M/s. Matic India and M/s. Vinimayain respect of the said premises are not available and/or traceable and have been either lost or misplaced.

All those persons having any right, title, interest, by way of sale, mortgage, transfer, lease, exchange, gift, demise, inheritance, otherwise howsoever to the said premises or any part thereof are hereby required to give notice thereof to the undersigned within 14 days from the date of publication of this notice, failing which the claim if any shall deemed to have been waived.

**Rajan R. Hiranandani**  
Partner  
**Rajan Hiranandani & Associates**  
Advocates  
504 A/B Neelkanth, 98 Marine Drive, Mumbai-400 002.

Date: 14/02/2026

**SYMBOLIC POSSESSION NOTICE**

**ICICI Bank** Branch office: ICICI Bank Ltd Office Number 201-B, 2nd Floor, Road No. 1 Plot No-63, WIFIT Park, Wagle Industrial Estate, Thane (West) - 400604

The Authorised ICICI Bank Officer under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued Demand Notices to the borrower(s) mentioned below, to repay the amount mentioned in the Notice within 60 days from the date of receipt of the said Notice.

Having failed to repay the amount, the Notice is issued to the borrower and the public in general that the undersigned has taken symbolic possession of the property described below, by exercising powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. The borrower in particular and the public in general are hereby cautioned not to deal with the property. Any dealings with the property will be subject to charges of ICICI Bank Limited.

Sr. No.	Name of the Borrower(s)/ Loan Account Number	Description of Property/ Date of Symbolic Possession	Date of Demand Notice/ Amount in Demand Notice (Rs)	Name of Branch
1.	Prashant V Kamble & Trupti Atmaram Rane & Vasant M Kamble/ LBSUM00004799455	Flat No. 003, Ground Floor, Building No. A, "Arpan Co-Operative Housing Society Ltd", Samarpan Complex, Sector J, Jeshal Park, Old Survey No. 159 To 164 & New Survey No. 20 To 25, Bhayander East, Thane- 401105/ February 09, 2026	December 29, 2025 Rs. 14,90,472.36/-	Thane

The above-mentioned borrower(s)/guarantor(s) is/are hereby issued a 30 day Notice to repay the amount, else the mortgaged properties will be sold after 30 days from the date of publishing this Notice, as per the provisions under Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date: February 14, 2026  
Place: Thane

Sincerely Authorised Officer  
For ICICI Bank Ltd,

**ABHYUDAYA CO-OR BANK LTD.**  
(Multi-State Scheduled Bank)

Legal & Recovery Dept., Shram Safalya Bldg., 63, G.D. Ambekar Marg, Parel Village, Mumbai - 12. Tel: 8591948712/169452713, 2719  
Email: [recovery@abhyudayabank.net](mailto:recovery@abhyudayabank.net)

[Under Rule 8 (1)]

**POSSESSION NOTICE**

Whereas, the undersigned being the Authorized Officer of the Abhyudaya Co-op 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) 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. The Borrower(s), having failed to repay the amount, notice is hereby given to the borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the properties described herein below in exercise of powers conferred under sub section (4) of the section 13 of the said Act read with rule 8 of the security interest enforcement rules 2002. The borrower's attention is invited to the provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets. The borrower(s) in particular and public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **Abhyudaya Co-op Bank Ltd.**

Sr. No.	Name of the Borrower(s)	Date of Demand Notice & O/s. Amount.	Date of Possession
1.	M/s.Star Decor Processors, Prop. Mr.Mohd. Siraj Ismail Shaikh (Borrower & Owner), Mr.Mohd.Parvez Siraj Shaikh (Guarantor), Mrs. Tasneem Siraj Shaikh (Guarantor)	12.11.2025 Rs. 1,55,64,646.15 + further interest from 01.11.2025	10.02.2026 (Symbolic Possession)

**Description of Immovable Properties**

1) Gala No.7, 8 & 9, adm. about 1570.96 sq.ft. i.e.146 sq.mtrs.each thereabouts Grampanchayat House No.2194, Khooi, Tal. Bhiwandi, Dist.Thane constructed on land bearing Survey No.10/2 paiki, N.A. Plot situated at Village Khoni Gram Panachayat, Khoni, Tal.Bhiwandi outside the limits of Bhiwandi City Mahanagarपालिका, Bhiwandi (Dist.Thane) and within the jurisdiction of Sub-Division and Joint Sub-Registrar of Assurances, Bhiwandi Office No.1/2/3, Bhiwandi and Division and District Thane, together with fixture, furniture and fittings thereon both present and future owned by M/s. Star Decor Processors through Prop. Mr.Mohd. Siraj Ismail Shaikh.

2) A.C.Sheet Gala No.4, adm. about 1632.00 sq.ft. Equivalent to 151.68 sq.mtrs. in Row No.B, bearing Grampanchayat House No.2164/4, Khoni.alongwith equal area of the land beneath the said gala with rights to open to sky constructed on Non-Agriculture land bearing S.No.10, Hissa No.2, situated lying and being at Village Khoni, within the limits of Grampanchayat Khoni Sub-Registration Dist. and Tal. Bhiwandi registration Dist. and Dist. Thane together with fixture, furniture and fittings thereon both present and future owned by M/s.Star Decor Processors through Prop. Mr.Mohd. Siraj Ismail Shaikh.

3) A.C.Sheet Gala No.5, adm. about 1632.00 sq.ft. equivalent to 151.68 mtrs (carpet area) 1750.00 sq.ft. equivalent to 162.63 sq.mtrs (Built up area) in Row No.B, bearing Grampanchayat House No.2164/5-Khoni.alongwith equal area of the land, beneath the said gala with rights to open to sky in "Mulchand Compound" constructed on Non Agricultural land bearing Survey No.10, Hissa No.2, situate, lying and being at Village Khoni, within the limits of Grampanchayat Khoni, Sub-Registration District and Taluka Bhiwandi, Registration District and Dist.Thane owned by Mr.Mohd. Siraj Ismail Shaikh.

Date : 14.02.2026  
Place : Bhiwandi, Thane

Sd/-  
Authorized Officer,  
Abhyudaya Co-op Bank Ltd.,

**POSSESSION NOTICE**  
(for immovable property)

Whereas,  
The undersigned, Authorized Officer of **INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED (ISARC) (CIN: U67190MH2008PLC181062)**, an asset reconstruction company duly registered under Section 3 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) acting in its capacity as trustee of **ISARC- 2025-2026-5 TRUST** and in exercise of powers conferred under Section 13 (12) read with relevant Rules of the Security Interest (Enforcement) Rules, 2002 (Rules) issues the following notice:

The Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005 PLC136029)** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) in exercise of powers conferred under Section 13 (12) of SARFAESI Act read with Rule 3 of the Rules issued Demand Notice dated 16.11.2021 calling upon the Borrower(s) **SALIM KHAN PROPRIETOR SHALU ENTERPRISES** and **SHALET SALIM KHAN** to repay the amount mentioned in the Notice being **Rs. 45,80,927.54 (Rupees Forty Five Lakhs Eighty Thousand Nine Hundred Twenty Seven and Paise Fifty Four Only)** as on 10.11.2021 under the Loan Account No. HLLGRN00428213 alongwith interest thereon and other charges within 60 days from the date of receipt of the said Notice.

**SAMMAAN CAPITAL LIMITED** has, under the provisions of SARFAESI Act, assigned the loan of the above mentioned Borrower(s) to **INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED** acting in its capacity as Trustee of **ISARC- 2025-2026- 5 TRUST**, vide Assignment Agreement dated 26.12.2025 pursuant to which **(ISARC)** has stepped in as a secured creditor with respect to the above Loan Account (no account number allotted)

The Borrower(s) / Guarantor(s

