

July 21, 2025

<b>Corporate Relations Department</b> <b>BSE Limited</b> Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai - 400 001  Scrip Code: <b>506194</b> Class of Security: <b>Equity</b>	<b>Listing Compliance Department</b> <b>National Stock Exchange of India Limited</b> Exchange Plaza, Plot No. C/1, G Block, Bandra-Kurla Complex, Bandra (East), Mumbai - 400 051  Symbol: <b>ARIHANTSUP</b> Series: <b>EQ</b>
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**Sub.: Newspaper Advertisement – Disclosure under Regulation 30 and 47 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations").**

Dear Sir/Ma'am,

This is further to our letter dated July 18, 2025, regarding the dispatch of Postal Ballot Notice for seeking approval from the Members of the Company for following resolutions through Postal Ballot:

- 1. Approval of appointment of Mr. Bhavik Chhajer (DIN: 08475397) as a Whole-time Director of the Company and remuneration payable to him.**
- 2. Regularization of appointment of Mr. Abodh Khandelwal (DIN: 07807394) as Non-Executive Independent Director of the Company.**

We hereby enclose copies of newspaper advertisement regarding Postal Ballot Notice published in The Free Press Journal (English) and Navshakti (Marathi) newspapers today.

This is for your information and record.

Thanking You,  
Yours Faithfully,

**For Arihant Superstructures Limited**

**Parth Chhajer**  
**Whole-time Director**  
**DIN: 06646333**

**ARIHANT**  
SUPERSTRUCTURES LTD.  
CONTINUING STABILITY

CIN: L51900MH1983PLC029643  
Registered Office: Arihant Aura, B Wing, 25th Floor, Plot No. 13/1, TTC Industrial Area, Thane Belapur Road, Turbhe, Navi Mumbai - 400 705 | Tel: 022 - 62493333  
Fax: 022 - 62493334 | E-Mail: info@asl.net.in, investor@asl.net.in, Website: www.asl.net.in

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

NOTICE is hereby given that Arihant Superstructures Limited ("the Company") is seeking approval of the members of the Company by way of postal ballot through remote e-voting for the following resolutions:

- Approval of appointment of Mr. Bhavik Chhajjar (DIN: 08475397) as a Whole-time Director of the Company and remuneration payable to him.
- Regularization of appointment of Mr. Abodh Khandelwal (DIN: 07807394) as Non-Executive Independent Director of the Company.

The Postal Ballot Notice and the Statement pursuant to Section 102 of the Companies Act, 2013 read with other applicable laws ("Notice") is available on the website of the Company at [www.asl.net.in](http://www.asl.net.in) and on the website of the Stock Exchanges on which the equity shares of the Company is listed 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.

In compliance with the provisions of the Companies Act, 2013, (Act) and General Circular Nos. 14/2020 dated April 8, 2020, 17/2020 dated April 13, 2020, and subsequent circulars issued in this regard the latest being General Circular No. 09/2023 dated September 25, 2023 and subsequent circulars issued in this regard the latest being Circular No. 02/2024 dated September 19, 2024, issued by Ministry of Corporate Affairs (collectively the "MCA Circulars"), the Company has sent the postal ballot notice on July 18, 2025 ONLY through electronic mode, to those Members whose names appear in the Register of Members/List of Beneficial Owners as received by the Company from the Depositories/Adroit Corporate Services Pvt. Ltd., the Company's Registrar and Transfer Agent ("RTA"), as on Friday, July 11, 2025 ("Cut-Off Date") and whose e-mail addresses are registered with the Company/RTA/Depository/Depository Participants or who will register their e-mail address in accordance with the process outlined in this Notice. Accordingly, physical copy of the Notice along with Postal Ballot Form and pre-paid business reply envelope has not been sent to the Members for this Postal Ballot. The Company has completed sending of the Notice to eligible shareholders through electronic mode on Friday, July 11, 2025.

The Company has engaged the services of National Securities Depository Limited ("NSDL") to provide e-voting facility to its members. The remote e-voting period commences on 09:00 A.M. (IST) Monday, July 21, 2025 and will end at 5:00 P.M. (IST) on Tuesday, August 19, 2025. The remote e-voting module shall be disabled by NSDL thereafter. The voting rights of the Members shall be in proportion to their share of the paid-up equity share capital of the Company as on the Cut-Off Date. Once vote on a resolution is cast, the Member will not be able to change it subsequently. Please note that communication of assent or dissent of the Members would only take place through remote e-voting system. Only those Members whose names are recorded in the Register of Members of the Company or in the Register of Beneficial Owners maintained by the Depositories as on the Cut Off Date will be entitled to cast their votes by remote e-voting. To facilitate the Members to receive this Notice electronically, the Company has made arrangements with its Registrar and Transfer Agent, Adroit Corporate Services Pvt. Ltd. (RTA) for registration of e-mail addresses in terms of the MCA circulars. Members holding shares in electronic mode, who have not registered their email addresses are requested to register their email addresses with their respective Depository Participant (DP) basis on which, Adroit Corporate Services Pvt. Ltd. will provide the Member with copy of Notice. The process for registration of e-mail addresses is provided below and the same forms part of the "Notes" section to the Notice.

In case of any change in the registered e-mail addresses or other details, if any, Members may update the same with their DPS/RTA to enable service of notices/documents/Integrated Reports and other communications electronically to updated e-mail address in future.

In case of any query/grievance in connection with the Postal Ballot through remote e-voting process, Members may contact Mr. Sanjeev Yadav, Assistant Manager, NSDL, by e-mail at [sanjeevy@nsdl.com](mailto:sanjeevy@nsdl.com), Tel: 022-4918 6000 or the Company at [cas@asl.net.in](mailto:cas@asl.net.in), Tel: +91 6249 3333.

The Board of Directors has appointed Ms. Rachana Shanbhag (FCS 8227 and COP No. 9297) and in her absence CS Surabhi Dubey (ACS 44545, CP 26781) Practising Company Secretaries of M/s. D. A. Kamat & Co., as the Scrutinizer to scrutinize the postal ballot process in a fair and transparent manner.

The Scrutinizer will submit their report to the Chairman, or any other person authorised by him, after scrutiny of the votes cast, on the result of the Postal Ballot within two working days from the conclusion of the postal ballot e-voting. The Scrutinizer's decision on the validity of votes cast will be final. The results declared along with the Scrutinizer's Report shall be placed on the Company's website at [www.asl.net.in](http://www.asl.net.in) immediately after the results are declared by the Chairman or any other person so authorized by him, and the same shall be communicated to the BSE and NSE and be made available on their respective websites viz. [www.bseindia.com](http://www.bseindia.com) and [www.nseindia.com](http://www.nseindia.com), where the equity shares of the Company are listed.

The Resolution, if passed by the requisite majority through Postal Ballot by remote e-voting, will be deemed to have been passed on the last date specified for e-voting i.e., Tuesday, August 19, 2025 at 5:00 p.m. (IST).

By Order of the Board  
Arihant Superstructures Limited

Sd/-  
Ashokkumar B. Chhajjar  
Chairman and Managing Director  
DIN: 01965094

Place: Navi Mumbai  
Date: 19th July, 2025

**IN THE BOMBAY CITY CIVIL COURT AT MAZGAON  
COMMERCIAL SUIT NO. 1329 OF 2021**  
(Under Order V, Rule 20 (1-A) of the Code of Civil Procedure, 1908)

Plaint lodged on: 21/10/2021  
Plaint admitted on: 10/12/2021  
Under Order V, Rule 20 of the Code of Civil Procedure, 1908/rw Sec. 16 of the Commercial Courts Act, 2015, RULE 51, SUMMONS to answer, plaint Under section 27, 0 V. rr. 1,5, 7 and 8 and O. VIII, r.9, of the Code of Civil Procedure.

**BANK OF BARODA**  
(Earlier known as Dena Bank)  
Abody constituted under the Banking Companies (Acquisition & transfer of Undertaking) Act, 1970, having its head office at Mandavi, Baroda, Gujarat State, and amongst other places, a Branch Office at Ashoka Apartment, 1<sup>st</sup> Floor, Mahatma Pule Road, Mulund East, Mumbai-400081. Through Authorized Representative

VERSUS

**M/S. Shams Rentacar**  
(Through Prop. Rizwan M. Shaikh)  
Room No.38, Makhdumiya Nagar Society  
Mahim Causeway, Near Bus Depot  
Mahim, Mumbai-400 016

TO,  
M/s. Shams Rentacar

As per Order dated 02/07/2025 presiding in the Court Room no.31, before SHRI Prasad Prakashrao Kulkarni, on Chamber. Summons No.110/2025 as per prayer a granted WHEREAS the above named Plaintiff's have/have instituted a suit relating to commercial dispute against you and you are summoned to file a Written Statement within 30 days of the service of hereby the present summons and in case you fail to file the Written Statement within the said period of 30 days as shall be allowed to file the Written Statement on such other day as may be specified by the Court, for reasons to be recorded in writing and on payment of such costs as the Court deems fit, but which shall not be later than 120 days from the date of service of summons. On expiry of one hundred and twenty one days from the date of service of summons, you shall forfeit the rights to file the Written Statement and the Court shall not allow the Written Statement to be taken on records

**THE PLAINTIFFS THEREFORE PRAYS:**  
a) The Defendant concern be Ordered and Decreed to pay to the Plaintiff Bank a sum of Rs 5,24,391.24 (Rupees Five Lakhs Twenty-Four Thousand Three Hundred Ninety-One and Paise Twenty-Four Only) on the particulars of Claim at "Exhibit-G" hereto together with further interest at the rate of 9.35% p.a. with monthly rest from the date of filing of this suit till payment or realization;  
b) That it be declared that the payment of the amounts mentioned in prayer (a) above is duly secured by valid and subsisting hypothecation of the moveable property more particularly described in schedule in Exhibit "F" hereto.  
c) That pending hearing and final disposal of the suit, by an order of injunction of this Hon'ble Court, Defendant, be restrained from in any manner dealing with, alienating parting with or creating any encumbrance over the said moveable property more particularly described in schedule in Exhibit "F" hereto.  
d) Ad-interim reliefs in terms of prayers (c) above;  
e) For costs of this suit; and  
f) For such further and other reliefs as this Hon'ble Court may deem fit.

You are hereby summoned to appear in this Court in person, or by an Advocate and able to answer all said be accompanied by some person able to answer all such question to answer the above named plaintiff and as the suit is fixed for the final disposal, you must produce all your witnesses and you are hereby required to take notice that in default of your appearance, the suit will be heard and determined in your absence; and you will bring with you any document in your possession or power containing evidence relating to the merits of the plaintiffs Case or upon which you intend to rely in support of your case and in particular for the plaintiffs the following documents:  
**Given under my hand and Seal of this Hon'ble Court**  
Dated this 11<sup>th</sup> day of July 2025

For Registrar,  
City Civil Court, Bombay

Navdeep Vora & Associates  
Advocate for Plaintiff,  
Office No.32, 2<sup>nd</sup> Floor, Building no. 105, Mumbai Samachar Marg, Fort, Mumbai- 400 001.

You are hereby informed that the Free Legal Service from the State Legal Service Authority, High Court Legal Service Committee, District Legal Service Authority and Taluka Legal Service Committee as per eligibility two criteria are available to you and in case you are eligible and desire to avail the Free Legal Services, you may contact any of the above Legal Service Authority / Committee.

**Note :-** Next date in this suit is 17/09/2025 please check the status and next/further date of this suit on the official website of the City Civil & Sessions Court, Gr. Bombay.

**Bank of India**  
Relationship beyond banking

**CORRIGENDUM**

For E Auction Sale Notice published in Free Press and Navshakti (Mumbai Edition) on 18.07.2025 In - Mr. Shivprasad Shivdatta Shukla as Mr. Shivprasad Shivdatta Shukla (Since deceased) through legal heirs i.e. Rohini Shivprasad Shukla (wife) and Mr. Jayesh Shivprasad Shukla (Son). Other details will remain the same.

**Date : 21.07.2025**  
**Place : Mumbai**

**Sd/-**  
**Authorised Officer,**  
**Bank of India**

**KOTAK MAHINDRA BANK LIMITED**

Registered Office: 27 BKC, C-27, G Block, Bandra Kurla Complex, Bandra (East), Mumbai-400051, (MH), Branch Office: 2nd Floor, Adamas Plaza, 166/16, Kolverly Village, Kurchi Kurve Nagar, Behind Hare Krishna Hotel, CST Road, Kalina, Santacruz-East, Mumbai - 400098.

**CORRIGENDUM**

We have published Public Notice for Auction Cum Sale in The Free Press Journal & Navshakti on 25th June 2025 of the account of 1416TL0100000013, 1416TL0100000014, 1416TL01000000120 & 632044001200 with CRN - 34571109, 34571066 & 34571066. Name of the Borrower(s) / Guarantor(s) / Mortgagee(s): at: 1. M/s. Motiram Agency (Borrower/Mortgagee), 2. Mr. Shamkant Motiram Wani (Co-Borrower), 3. Mr. Rajendra Motiram Wani (Co-Borrower) & Others. For Loan 1416TL0100000013, 1416TL0100000014, 1416TL01000000120 & 632044001200 with CRN - 34571109, 34571066 & 34571066. Name of the Borrower(s) / Guarantor(s) / Mortgagee(s): at: 1. M/s. Motiram Agency (Borrower/Mortgagee), 2. Mr. Shamkant Motiram Wani (Co-Borrower), 3. Mr. Rajendra Motiram Wani (Co-Borrower) & Others. Reserve Price amount aforementioned as Rs. 1,29,75,000/- (Rupees One Crore Twenty Nine Lakhs Seventy Five Thousand Only) can be read as Rs. 1,29,75,000/- (Rupees One Crore Twenty Nine Lakhs Seventy Five Thousand Only) and can be read as Rs. 1,29,75,000/- (Rupees One Crore Twenty Nine Lakhs Seventy Five Thousand Only) All other terms & Condition mentioned in the auction Cum Sale notice published on 25th of June 2025 in The Free Press Journal & Nav Shakti shall remain unchanged.

**Sd/-**  
**Authorised Officer,**  
**Kotak Mahindra Bank Ltd.**

**EXHI NO.: 44**

**REGD.A/D/DASTI/AFFIXATION/BEAT OF DRUM AND PUBLICATION/NOTICE BOARD OF DRT PROCLAMATION SALE.**

**OFFICE OF THE RECOVERY OFFICER-I**  
**DEBTS RECOVERY TRIBUNAL-I, MUMBAI**  
**2ND FLOOR, TELEPHONE BHAVAN, STRAND ROAD, COLABA MARKET, COLABA, MUMBAI-400 005.**

**R.P. No. 579 OF 2016** **DATED:-22.08.2025**

**PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961, READ WITH RECOVERY DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993**

**IDBI BANK** **...Applicants/Certificate Holder**

**VS.** **...Defendants/Certificate Debtors**

**M/s. Scarlet International Pvt. Ltd. & Ors**

**To,**  
**CD No. 1 M/s Scarlet International Pvt. Ltd.**  
604, 6th Floor, Makhni Centre, 35th Road,  
C/o, Linking Road, Bandra (W), Mumbai 400 050.  
**CD No. 2 INDO Bonito Multinational Limited**  
Office No. 210, Dheera Heritage, S.V. Road,  
Milan Subway Junction, Santacruz (W), Mumbai 400 054.  
**CD No. 3 Shri. Sumana Rajan Pandian**  
Plot No. E.C/403, Rock Avenue, Kandivali (West), Mumbai 400 067.  
**CD No. 4 Shri. Sudhir Mohan Pillai**  
Prakash Wadi, MNT Compound, Room No. 2, M.V. Road,  
Andheri (East), Mumbai 400 093

Whereas Hon'ble Presiding Officer, Debts Recovery Tribunal No.1, Mumbai has drawn up the Recovery Certificate in Original Application No.23 of 2012 or Recovery of Rs. 12,21,71,217/- (Rupees Twelve Crore Twenty One Lakhs Seventy One Thousand Two Hundred and Seventeen Only) with interest and cost from the Certificate debtors and a sum of Rs. 31,38,42,794.27/- (Rupees Thirty One Crores Thirty Eight Lakh Forty Two Thousand Seven Hundred Ninety Four Rupees and Twenty Seven paise Only) is recoverable together with further interest and charges as per the Recovery Certificate/Decree.

And whereas the undersigned has ordered the sale of the property mentioned in the Schedule below in satisfaction of the said certificate.

And whereas a sum Rs.31,38,42,794.27/- (Rupees Thirty One Crores Thirty Eight Lakh Forty Two Thousand Seven Hundred Ninety Four Rupees and Twenty Seven paise Only) inclusive of cost and interest thereon.

1. Notice is hereby given that in absence of any order of postponement, the said property shall be sold on 10/09/2025, between 2:00 pm to 4:00 pm (with auto extension clause in case of bid in last 5 minutes before closing if required) by e-auction and bidding shall take place through "On line Electronic Bidding" through the website of M/s C-Lindia Pvt. Ltd <https://www.bankauctions.com> contact persons- Mr. Bhavik Pandya having his Mobile No. 8866682937. E-mail- [Maharashtra@clindia.com&gujarat@clindia.com](mailto:Maharashtra@clindia.com&gujarat@clindia.com). For Further Details Contact:- Joseph Daniel, Mobile:90290 63432, Assistant General Manager, Representative of Certificate Holder.

2. The sale will be of the property of the Defendant above named as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained, are those specified in the schedule attached to the lot.

3. The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.

4. No officer or other person, having any duty to perform in connection with sale, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions.

5. The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not answerable for any error, mis-statement or omission on this proclamation.

6. The assets shall be auctioned as per the following details:

No. of lots	Description of the Property	Date of Inspection	Reserve Price	EMD Amount	Increment Bid
1	Flat No.406, 4th Floor, Building No. 3 Jainam Residency, Survey No.65, Hissa No. 1 B, Taluka Ambernath Mahale Pale, Ambernath/Maharashtra	02/09/2025	24,26,000/-	2,42,600/-	50,000/-

7. The highest bidder shall be declared to be the purchaser of lot. It shall be in the discretion of the undersigned decline/acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.

8. The public at large is hereby invited to bid in the said E-Auction. The online offers along with EMD as per lots, is payable by way of RTGS/NEFT in the Account No. 1000349150010017, in the name of NMC Receipt Pending appropriation account at IDBI BANK BKC, Mumbai. IFSC Code:IDBI0010001000, of the Certificate Holder Bank at Mumbai. Attested photograph of TAN/PAN card and Address proof shall be uploaded with the online offer. The offer for more than one property shall be made separately. The last date for submission of online offers along with EMD and the other information/details is on or before 08/09/2025, up to 4:30 p.m. The physical inspection of the immovable property mentioned herein below may be taken on 02/09/2025, between 11:00 a.m. to 4:00 p.m. at the property site.

9. The copy of the Pan Card, address proof and identity proof, E-Mail ID, Mobile No. and declaration if they are bidding on their own behalf or on behalf of their principals. In the latter case, they shall be required to deposit their authority and in default their bids shall be rejected. In case of the company copy of resolution passed by the board members of the company or any other document confirming representation/attorney of the company and the receipt/counter file of such deposit should reach to the said service provider CH Bank by e-mail or otherwise by the said date and hard copy shall be submitted before the Recovery Officer-I, DRT-I, Mumbai on or before 10/09/2025, up to 4:30 p.m. in case of failure bid shall not be considered.

10. The successful bidder shall have to deposit 25% of his final bid amount after adjustment of EMD by next working day i.e. by 4:30 P.M. in the said account as per detail mentioned in the para - 8 above.

11. The purchaser shall deposit the balance 75% of final bid amount on or before 15th day from the date of sale of the property. If the 15th day is Sunday or other Holiday, then on the first bank working day after the 15th day by prescribed mode as stated in para 8 above. In addition to the above the purchaser shall also deposit poundage fee with Recovery Officer-I, DRT-I @ 2% upto Rs. 1000/- and @ 1% of the excess of said amount of Rs. 1000/- through DD in favour of Registrar, DRT-I, Mumbai.

12. In case of default of payment within the prescribed period, the deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the prices for which it is subsequently sold.

13. The refund of EMD to the unsuccessful bidders at the close of auction shall be made only in the account number mentioned by such bidder by the concerned bank.

14. The property is being sold on "AS IS WHERE IS BASIS" AND "AS IS WHAT IS BASIS."

15. The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction at any time without assigning any reason.

**Sr. Description of the Property**  
**n. Description of the Property**  
**o. with the names of the co-owners where the property belongs to default and any other person as Co-owners.**

**Revenue assessed upon the property or any part thereof.**

**Details of any other encumbrance to which property is liable.**

**Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.**

1. Flat No. 406, 4th Floor, Building No. 3 Jainam Residency, Survey No. 65, Hissa No. 1 B, Taluka Ambernath, Maharashtra

Not available

Personal property of Defendant No. 3 not Mortgage property

Not available

Given under my hand and seal of this 18th day of July, 2025 at Mumbai.

(MAHESH KUMAR)  
Recovery Officer-I,  
DRT-I, Mumbai.

**PUBLIC NOTICE**

WE are investigating the title of BEHRAM NAWROSJI GAMADIA to the immovable property more particularly described in the Schedule hereunder written.

ALL persons having or claiming any right, title, claim, interest or demand in respect of the Schedule property or any part thereof by way of inheritance, bequest, pledge, share, mortgage, sale, transfer, lease, lien, charge, trust, maintenance, easement, gift, exchange, possession, tenancy, Sub-lease, license, occupancy rights, assignment, development rights, transfer of development rights, bequest, succession, maintenance, lis pendens, loan, advances, pledges, orders, judgments or decrees passed or issued by any court and/or tribunal and/or tax or revenue or statutory authorities, attachment, settlement or otherwise howsoever are hereby required to make the same known in writing to us at our office at 8, Hamam Street, Fort, Mumbai 400 023 within 14 days from the date hereof, with all the supporting documents, failing which the claim, if any, of such person(s) shall be treated as waived and not binding on our client and it shall be understood and accepted that there does not exist any such claim or interest with respect to the Schedule property.

**THE SCHEDULE ABOVE REFERRED TO**

All that piece or parcel of land or ground of Foras Tenure in the city of Mumbai containing by admeasurement 1171.88 square meters or thereabouts equivalent to 1401.54 square yards together with all the structures thereon bearing Cadastral Survey No. 2/409 of Tardeo Division and formerly being Plot No. 28 of the Gamadia Estate situated within the Registration District and Sub-District of Mumbai and which is registered by the Collector of Land Revenue under Collector's Old Nos. 475, 476 and 477, New No. 13992, Old Survey No.198, Laughton's New Survey No.2/3381 and 3380 (part) and and which piece of land is assessed by the Assessor and Collector of Municipal Tax under in D Ward No.3840(1) and (2) and Street No. 17 to 21 and 749-A Tardeo Road, and bounded as follows:

On or towards the North: by Plot No. 29  
On or towards the South: by Plot No. 27  
On or towards the East: by property bearing C.S. No. 410 and 7/383; and  
On or towards the West: by Tardeo Road.

**Dated this 21st day of July 2025**

**MANEKSHA & SETHNA**  
Advocates & Solicitors  
8, Hamam Street,  
Fort, Mumbai 400 001

**PUBLIC NOTICE**

**TAKE NOTICE THAT** Mr. Nihal Thomas is intending to sell and our client is intending to purchase the immovable property described more particularly in the Schedule hereunder written free from all encumbrances.

Any person having any claim or right in respect of the said property by way of inheritance, share, sale, mortgage, lease, lien, license, gift, possession, possession of original title deeds or encumbrance howsoever or otherwise is hereby required to intimate to the undersigned within 15 days from the date of publication of this notice of such claim, if any, together with all supporting documents failing which the transfer shall be completed without reference to such claim and the claims, if any, of such person shall be treated as waived and not binding on our clients.

**THE SCHEDULE OF THE PROPERTY**

Flat bearing No. 9 (admeasuring 1,900 square feet of carpet area) on the fourth floor of the building known as "Revills" in Revills Co-operative Housing Society Ltd., situated at 45, Cuffe Parade, Mumbai - 400 005, along with 5 (five) shares of the face value of Rs. 50 (Rupees Fifty only) each of the aggregate value of Rs. 250 (Rupees Two Hundred and Fifty only) bearing distinctive nos. 51 to 55 (both inclusive) under certificate no. 9 dated 18 March 1983 issued by the said Society together with all the direct and indirect benefits and advantages attached to the said Flat and the said Shares as also together with all the funds, deposits, reserves etc. with the said Society.

**Dated this 21st day of July 2025**

**Sd/- Sneha Jaisheng, Partner, Bharchura & Partners,**  
13th Floor, Free Press House, Free Press Journal Marg, Nariman Point, Mumbai -400021  
**Advocate for the intending purchaser.**

**JANA SMALL FINANCE BANK**  
(A Scheduled Commercial Bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Domlur, Koramangla Inner Ring Road, Next to EGL Business Park, Challaighatta, Bangalore-560071. Regional Branch Office: Shop No.4 & 5, Ground Floor, Indiabulls Mint, Gladys Alvares Road, Hirandannai Meadows, Pokhran Road, Thane West-400610.

**DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002.**

Whereas you the below mentioned Borrowers, Co-Borrowers, Guarantors and Mortgagees have availed loans from Jana Small Finance Bank Limited, by mortgaging your immovable properties. Consequently to default committed by you all, your loan account has been classified as Non-performing Asset, whereas Jana Small Finance Bank Limited being a secured creditor under the Act, and in exercise of the powers conferred under section 13(2) of the said Act read with rule 2 of Security Interest (Enforcement) Rules 2002, issued Demand notice calling upon the Borrowers/Co-Borrowers/Guarantors/Mortgagees as mentioned in column NO.2 to repay the amount mentioned in the notices with future interest thereon within 60 days from the date of notice, but the notices could not be served on some of them for various reasons.

Sr. No.	Name of Borrower/ Co-Borrower/ Guarantor/ Mortgagee	Loan Account No. & Loan Amount	Details of the Security to be enforced	Date of NPA & Demand Notice date	Amount Due in Rs./ as on
1	1) M/s. Golden Fair and Beauty Parlour, Through Proprietor Mrs. Surekha Rajkumar Jadhav (Borrower), 2) Mr. Harshal Rajkumar Jadhav (Guarantor)	Loan Account No. 456786400000445 Loan Amount: Rs.1,61,50,000/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All that piece and parcel of land being known as Bunglow Plot No.86, Total Area Admeasuring 121.38 Sq.mtrs, situated at Road No.RSC-15, Mhada Layout, Charkop IV, Sector No.8, Municipal "R" Ward, bearing Survey No.41 of Charkop Village Taluka Borivali, in the Registration District and Sub-Registration District Mumbai, Kandivali (West), within the Jurisdiction Municipal Corporation of Greater Mumbai-400067. <b>On or towards the North by:</b> Adj. Plot No.87, <b>On or towards the South by:</b> Adj. 13.40m wide Road RSC-20, <b>On or towards the East by:</b> Adj. Cluster Lot No.817, <b>On or towards the West by:</b> Adj. 13.40m wide Road RSC-15.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.1,23,87,838.70</b> (Rupees One Crore Twenty Three Lakhs Eighty Seven Thousand Eight Hundred Thirty Eight and Seventy Paise Only) as of 13/07/2025
2	1) Mr. Imam Gulam Husen Shaikh (Borrower), 2) Mrs. Jarina Imam Shaikh (Co-Borrower)	Loan Account No. 316494400000032 Loan Amount: Rs.4,10,598/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of immovable property bearing Room No.2 Total Area Admeasuring 360 Sq.ft. Built up, Milkat No.D07013068100, Survey No.46, known as Sharada Chawl, Netlivi thereabouts situated Under Kalyan Dombivali Municipal Corporation, District Thane and Bounded on the East by: House No.992/2, West by: House No.990/2, North by: Internal Road, South by: House No.987/2.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.2,28,998.00</b> (Rupees Two Lakhs Twenty Eight Thousand Nine Hundred Ninety Eight Only) as of 13/07/2025
3	1) Malikarjun Gawali (Borrower), 2) Narasamma Gawali (Co-Borrower), 3) Anantamma Ramesh Gawali (Co-Borrower)	Loan Account No. 3098963000000506 Loan Amount: Rs.5,00,000/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of immovable House No.4170/904, Ward No.2/1, Total Area Admeasuring 20*10 Sq.ft. Marwadi Galli Near Bhehidpada, Near Shree Balaji Auto Garage, Hanuman Galli Road, Village Ambemhat West-421501. <b>At East:</b> House of Mr. Tipaiya Gajjalappa, <b>At West:</b> Road, <b>At North:</b> Galli and House of Mrs. Nanamma Rangappa, <b>At South:</b> House of Mrs. Fakiramma's.	<b>Date of NPA:</b> 11/06/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.4,22,350.00</b> (Rupees Four Lakhs Twenty Two Thousand Three Hundred and Fifty Only) as of 13/07/2025
4	1) Mr. Mayuresh Vikas Pradhan (Borrower), 2) Mrs. Swati Mayuresh Pradhan (Co-Borrower), 3) Mr. Vikas Padharinath Pradhan	Loan Account No. 476182400000136 Loan Amount: Rs.2,06,059/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of Immovable Property at Survey No.136, Hissa No.3 P, Area Admeasuring 300 Sqfeet, 1+1 Building, Municipal House No.132/4, Samata Society, A. No.33, Mauje Chikhalebaug, Kalyan. <b>At East:</b> House of Mehadu, <b>At West:</b> Galli, <b>At North:</b> House of Shinde, <b>At South:</b> Chawl of Chikhale.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.1,34,474.76</b> (Rupees One Lakhs Thirty Four Thousand Four Hundred Seventy Four and Seventy Six Paise Only) as of 13/07/2025
5	1) Mr. Nilesh Atmaram Patil (Borrower), 2) Mrs. Suvarna Nilesh Patil (Co-Borrower)	Loan Account No. 334094200000411 Loan Amount: Rs.14,25,000/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All that piece and parcel of immovable property bearing Flat No.403 'A' Wing, Carpet Area Admeasuring 25.56 Sq.mtrs (Terrace Balcony - which is inclusive of the Area of Balconies) in Building known as T01 Type B1,A1, B1,C1, as shown in the Floor Plan, in Building known as 'Jay Maia Residency' in the Complex known as "Pawan Vihar Complex", which is Constructed on Gat No.19A, Lying being and situated at Village Nagzari, within the Limits of Lalonde Grampanchayat Taluka Palghar, District Palghar.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.14,30,765.09</b> (Rupees Fourteen Lakhs Thirty Thousand Seven Hundred Sixty Five and Nine Paise Only) as of 13/07/2025
6	1) Mrs. Sangeta Hemchandra Malkar (Borrower), 2) Mr. Hemchandra Bhagwanji Malkar (Co-Borrower), 3) Mrs. Suvna Hemchandra Malkar (Co-Borrower)	Loan Account No. 334082400000015 Loan Amount: Rs.2,55,000/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of Immovable Property bearing Room No.6, on Ground Floor, Total Area Admeasuring 300 Sq.ft, House Tax No.NL04/131/6, Electric Meter No.019004509594 in the Chawl known as "Pandey Chawl (Ravi Chawli No.3)" situated at Jivdani Mata Nagar, Devshet Pada, Village Tulji Nallasopara (East), Taluka Vasai, and District Palghar-401209. <b>At East:</b> Internal Road, <b>At West:</b> Chawl, <b>At North:</b> Chawl, <b>At South:</b> Chawl.	<b>Date of NPA:</b> 11/06/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.1,34,001.46</b> (Rupees One Lakhs Thirty Four Thousand and One and Forty Six Paise Only) as of 13/07/2025
7	1) Mr. Sanket Sandesh Gamre (Borrower), 2) Mrs. Shipla Sandesh Gamre (Co-Borrower), 3) Mr. Madan Keshav Shirke (Co-Borrower)	Loan Account No. 457794300000572 Loan Amount: Rs.8,36,135/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of Immovable Property Flat No.303 (Area 225 Sq.ft. Carpet) Building No.9, Parei Shivsmriti Chs Ltd. L.R. Papan Marg, Gandhinagar, Worli, Mumbai-400018, situated at Land bearing C.S.No.137/P, 1/137/PT., of Lower Panel Division, Taluka and District Mumbai and Bounded on the East by: Building No.6 Hari Home, West by: Building No.11, South by: Building 7-B Sharda, North by: Residency.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.8,06,989.20</b> (Rupees Eight Lakhs Six Thousand Nine Hundred Eighty Nine and Twenty Paise Only) as of 13/07/2025
8	1) Mrs. Shiladevi Santosh Mehta (Borrower), 2) Mr. Vijay Santosh Mehta (Co-Borrower), 3) Mr. Santosh Mehta (Co-Borrower)	Loan Account No. 334096100000161 Loan Amount: Rs.20,73,000/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All that piece and parcel of Immovable Property bearing Flat No.304, Total Area Admeasuring 443 Sq.ft. (41.15-Carpet area in Sq.mtrs) on 3rd Floor, B Wing, Building No.01, Type A-1, known as "Shreeji", Village Sarvali, Palghar-401501.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.21,15,778.95</b> (Rupees Twenty One Lakhs Fifteen Thousand Seven Hundred Seventy Eight and Ninety Five Paise Only) as of 13/07/2025
9	1) Mr. Shivaji Barku Ghord (Borrower), 2) Mrs. Shobha Shivaji Ghord (Co-Borrower)	Loan Account No. 476194300000182 Loan Amount: Rs.3,11,902/-	<b>Mortgaged Immovable Property: Schedule Property:</b> All the piece and parcel of Immovable Property bearing House No.845 Total Area Admeasuring 92*5 Sq.ft. Constructed in the Year 1985 or thereabouts situated Village and Gram Panchayat Dehnohi, Taluka Murbad and District Thane. <b>Bounded as on:</b> East: House of Jayvant Ghord, West: Survey No.20, North: House of Pandhari Baraku Ghord, South: Survey No.20.	<b>Date of NPA:</b> 02/07/2025 <b>Demand Notice Date:</b> 16/07/2025	<b>Rs.2,21,415.46</b> (Rupees Two Lakhs Twenty One Thousand Four Hundred Fifteen and Forty Six Paise Only) as of 13/07/2025
10	1) Mrs. Nikita Harendra Pandey (Borrower), 2				



