

# DOLPHIN OFFSHORE ENTERPRISES (INDIA) LIMITED

MAYFAIR, A-11, SECOND FLOOR, NEW FAIR, CO-OPERATIVE HOUSING SOCIETY LTD. 26, S. V. ROAD, BANDRA (WEST), MUMBAI - 400050.

Email : info@dolphinoffshore.com Mob No. +91 6357073229



**July 25, 2025**

**To,**  
**Corporate Relations Department**  
**BSE Limited**  
2<sup>nd</sup> Floor, P.J. Towers,  
Dalal Street,  
Mumbai - 400001  
**SCRIP CODE: 522261**

**To,**  
**Corporate Relations Department**  
**National Stock Exchange of India Limited**  
Exchange Plaza, Plot No. C/1, G-Block,  
Bandra Kurla Complex, Bandra (E),  
Mumbai - 400051.  
**SYMBOL: DOLPHIN**

**Sub: Newspaper Advertisement for 46<sup>th</sup> Annual General Meeting through Video Conferencing / Other Audio-Visual Means ("VC / OAVM") facility.**

Dear Sir/ Madam,

With reference to the captioned subject, please find enclosed herewith copies of Newspaper Advertisements published in Active Times (English) and Lakshwashdeep (Marathi) on July 24, 2025 in terms of Regulation 30 & 47 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 read with applicable Circular issued by Ministry of Corporate Affairs (MCA) inter-alia, intimating that 46<sup>th</sup> Annual General Meeting of the Members of the Company will be held on Saturday, August 30, 2025 at 11:00 a.m. through Video Conferencing/Other Audio-Visual Means ("VC/OAVM").

The said copies of newspaper advertisement are also available on website of the Company i.e. [www.dolphinoffshore.com](http://www.dolphinoffshore.com).

You are requested to take the same on your records.

Thanking you,  
Yours faithfully,

**For, Dolphin Offshore Enterprises (India) Limited**

*K. B. Khamar*

**Krena Khamar**  
**Company Secretary & Compliance Officer**  
**Membership No. A62436**



**Encl: as above**

**ART HOUSING FINANCE (INDIA) LIMITED**  
(Formerly known as ART Affordable Housing Finance (India) Limited)  
Regd. Office: 107, First Floor, Best Sky Tower, Netaji Subhash Place, Pitampura, New Delhi-110034  
Branch Office: 49, Vidyanagar Phase 4, Gurugram, Haryana 122015

**APPENDIX-IV**  
(See rule 8(1))  
**POSSESSION NOTICE**  
(For Immovable Property)

Whereas,  
The undersigned being the Authorized Officer of ART HOUSING FINANCE (INDIA) LIMITED (CIN No. U65999DL2013PLC255432) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 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 09/05/2024 for **Loan Accounts No. ANKLN02718-190004977** calling upon the borrower(s) PANKAJ VILAS FAKATKAR & ANKITA PANKAJ PHAKATKAR & M/S PANKAJ JEANS to repay the amount mentioned in the notice being **Rs. 20,77,159/- (Rupees Twenty Lakh Seventy-Seven One Hundred Fifty-Nine Only)** as on 09/05/2024 and interest thereon within 60 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower(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 under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on 21.07.2025. The borrower 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 the **ART Housing Finance (India) Limited** for an amount of **Rs. 20,77,159/- (Rupees Twenty Lakh Seventy-Seven One Hundred Fifty-Nine Only)** as on 09/05/2024 and interest thereon. 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 Asset.

**DESCRIPTION OF THE IMMOVABLE PROPERTY**  
FLAT No. 101, 1ST FLOOR, WING-D, "ASHRAY ANAND" SITUATED AT SURVEY NO. 140/2A, 141/1B, VILLAGE AMBERNATH, TALUKA- AMBERNATH, THANE, MAHARASHTRA WHICH IS BOUNDED AS UNDER  
EAST : AS PER LAYOUT PLAN  
WEST : AS PER LAYOUT PLAN  
NORTH : AS PER LAYOUT PLAN  
SOUTH : AS PER LAYOUT PLAN  
DATE: 21.07.2025  
PLACE: THANE (MAHARASHTRA) AUTHORIZED OFFICER  
ART HOUSING FINANCE (INDIA) LIMITED

**TRUHOME FINANCE LIMITED**  
(Formerly Known As Shirram Housing Finance Limited)

Reg. Off.: Srivivasa Tower, 1st Floor, Door No. 5, Old No. 11, 2nd Lane, Cenatopha Road, Alwarpet, Teynampet, Chennai-600018  
Head Office: Level 3, Wockhardt Towers, East Wing C-2, G Block, Bandra Kurla Complex, Bandra (East), Mumbai-400051  
Website: http://www.truhomefinance.in

**PHYSICAL POSSESSION NOTICE**

Whereas, The undersigned being the authorised officer of Truhome Finance Limited (Formerly Shirram Housing Finance Limited) under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (said Act) and in exercise of powers conferred under section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (said Rules) issued demand notices to the Borrowers details of which are mentioned in the table below to repay the amount mentioned in the said demand notices.

The Borrowers having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned being the Authorised officer Truhome Finance Limited (Formerly Shirram Housing Finance Limited) has taken PHYSICAL POSSESSION of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with rule 8 of the said Rules on 21/07/2025.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of Truhome Finance Limited (Formerly Shirram Housing Finance Limited) for an amount as mentioned herein below with interest thereon. 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.

Borrower's Name and Address
1. AKHILESH RAMADHAR BAJPAL. 2. JAYA BAJPAL. All Residing at: Flat no.704 Mahavir Ecotica B Wing Mogar Peda GB Road Kasarwadavali Thane West 400615. Also at: No.1 Building no.1 Vijay Vatika 1 to 4 CHS Near Fitness Gym Studio and Vijay Garden Nagar Ghodbunder Road Kaveras Thane 400615.

Amount due as per Demand Notice
Demand Notice: 09-11-2024. Rs.61,92,881/- (Rupees Sixty One Lakhs Ninety Two Thousand Eight Hundred and Eighty One Only) as on 06-11-2024 and with further interest and other costs, charges and expenses. Loan Account no. SHLHMUM0005280

Description of Mortgaged Property
OWNER OF THE PROPERTY: AKHILESH BAJPAL AND JAYA BAJPAL. ALL THAT PIECE AND PARCEL OF LAND BEARING FLAT NO. 01 ON GROUND FLOOR ADMEASURING 631 SQ. FT. CARPET AREA BUILDING NO. 1 VIJAY VATIKA KNOWN AS VIJAY VATIKA BUILDING NO. 1 TO 4 CO-OPERATIVE HOUSING SOCIETY LIMITED BEING SITUATED AT VIJAY NAGAR GHODHUNDER ROAD KAVESAR THANE (W) 400615 ON CONSTRUCTED LAND BEARING SURVEY NO. 231/5 (P) AT VILLAGE KAVESAR WITHIN THE JURISDICTION OF THANE MUNICIPAL CORPORATION AND WITHIN THE SUB REGISTRATION OFFICE OF THANE. BOUNDED AS UNDER (AS PER ACTUAL): EAST - MANAND HEIGHTS, WEST-INTERNAL ROAD, NORTH - MANAND HEIGHTS, SOUTH - OPEN PLOT.

Place : THANE WEST Sd/- Authorised Officer- Truhome Finance Limited  
Date : 21-07-2025 (Earlier Known as Shirram Housing Finance Limited)

**SHIRRAM Finance Ltd.**  
Registered Off.: Sri Towers, Plot No. 14A, South Phase Industrial Estate, Guindy, Chennai 600 032  
Branch Off: Solitaire Corporate park, Building No 10,1062, 6th Floor, Guru Hargobindji Marg, Chakala, Andheri East, Mumbai - 400 093 Website: www.shriramfinance.in

**[RULE-8(1)] PHYSICAL POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)**

**Under Section 13 (4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 & Rule 8 (1) of Security Interest (Enforcement) Rules 2002**

Note: It is informed that "SHIRRAM CITY UNION FINANCE LIMITED" has been amalgamated with "SHIRRAM TRANSPORT FINANCE LIMITED" as per order of NCLT, Chennai. Subsequently the name of "SHIRRAM TRANSPORT FINANCE LIMITED" was changed as "SHIRRAM FINANCE LIMITED" with effect from 30.11.2022 vide Certificate of Incorporation pursuant to change of name dated 30-11-2022.

Whereas the undersigned being the authorised officer of Shirram Finance Ltd. (formerly known as Shirram City Union Finance Limited (SCUF)) under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (said Act) and in exercise of powers conferred under Section 13(12) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (said Rules) issued a demand notice to the Borrower(s)/Co-Borrower(s)/Mortgagor(s) details of which are mentioned in the table below to repay the amount mentioned in the said demand notice dated 16/07/2024

The Borrower(s)/Co-Borrower(s)/Mortgagor(s) having failed to repay the amount, notice is hereby given to the Borrower(s)/Co-Borrower(s)/Mortgagor(s) and the public in general that the undersigned being the Authorized Officer of SCUF has taken the Physical Possession of the mortgaged property(s) described herein below in exercise of powers conferred on him under Section 13(4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rule 8 of the Security Interest (Enforcement) Rules, on the dates specifically mentioned in the table below with all other details.

Borrower's Name & Address
UMED AMIRALI DODDHA D BUNGLOW SHIVSHAKTI COMPLEX, S V ROAD NEAR CENTRAL BANK OF INDIA, DAHISAR, DAHISAR EAST, 400068 AMIRALI PREMJI DODDHA D BUNGLOW SHIVSHAKTI COMPLEX, S V ROAD NEAR CENTRAL BANK OF INDIA, DAHISAR, DAHISAR EAST, 400068 MEHERBANU AMIRALI DODDHA D BUNGLOW SHIVSHAKTI COMPLEX, S V ROAD NEAR CENTRAL BANK OF INDIA, DAHISAR, DAHISAR EAST, 400068 Loan Agreement: CBDRLP2203070010, Physical Possession Date: 22/07/2025.

Amount due as per Demand Notice
Rs. 81,22030/- as on 12/07/2024 in accordance to the calculation furnished in Schedule II hereunder, along with further interest and charges, as per terms and conditions of the above mentioned Loan agreements

Description of Property
All that Piece and Parcel of Shop No. 1, Ground Floor, Building No.5, Navroz Co-Operative HSG, Society Ltd., Shanti Nagar, S V Road, Dahisar East Mumbai 400 068. Admeasuring about 575 Sq.ft. (Built Up) / Plot of land bearing CTS No. 1654/1 to 5, and 1663 A Part of village Dahisar

The borrower (s)/guarantor (s)/mortgagor (s) in particular and public in general is hereby cautioned not to deal with the above mentioned property (ies) and any dealings with the property (ies) will be subject to the charge of the Shirram Finance Ltd. SFL for an amount mentioned herein above. 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.

Place: Mumbai Sd/- Authorised Officer  
Date : 22-07-2025 Shirram Finance Limited

**IndusInd Bank**  
1st Floor, Sangam Tower Church Road, Jaipur- 302001

**APPENDIX IV-A Under Rule 9(1) (See proviso to Rule 8(1)) Sale Notice for sale of Immovable Property**

E-Auction Sale Notice for sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(1) of the Security Interest (Enforcement) Rules, 2002 (SARFAESI Act).  
Notice is hereby given to the public in general and in particular to the Borrower (s), Co-borrowers and Guarantor (s) that the below described immovable properties mortgaged to the Secured Creditor, the Physical Possession of which has been taken on 16/12/2024 by the Authorised Officer of IndusInd Bank (The Lacked Assets, will be sold on "As is and where is basis", "as is what is basis", whatever there is basis" and "No recourse basis" on 11/08/2025, for recovery of Rs. 3,51,00,181.96/- Rupees Three Crore Fifty One Lakh One Hundred Eighty One Paise and Ninety Six Only) as on 02/07/2025 together with further interest, cost & expenses etc; due to the Secured Creditor from following Borrower/ Co-Borrower/Guarantor/Mortgagor. The reserve price and earnest money to be deposited is mentioned below respectively.  
That Bank has fixed the reserve price and the Earnest Money Deposit (EMD) mentioned herein below, shall be deposited through IMPS/RTGS/NEFT only in favour of "IndusInd Bank Ltd having Account No. 00073564611092, IFSC: INDB0000007, and Branch Address: No. 3 Village Road Nungambakkam, Chennai-600034.  
Before submitting the tender document, the successful bidder(s) shall pay a deposit of 25% of the Sale Price (less 10% amount paid along with the bid. The purchaser needs to pay remaining 15% on sale confirmation) on the date of e-auction or not later than the next working day. The balance amount of 75% of the Sale Price is required to be deposited within 15 days from the date of Sale Confirmation Letter as contemplated under per SARFAESI Act.

Name of Borrower/Co-Borrower's/Guarantor's/Mortgagor's Address
1. Total Fashion Through its Proprietor Manish V Tibrewala 2.1 Total Fashion Nx Through its Partner Ved prakash Raghunath prasad Tibrewala 3. Tibrewala Meghana V 4. Sonali Manish Tibrewala 5. Tibrewala Manish Raghunath 6. Ved prakash Raghunath prasad Tibrewala A/R/G/ Common Plot No. 139, Anandwadi, Rameshwar Nagar Nashik, Maharashtra-422013 Also At:- Shop No 4 And 5 Store Area, Ground Floor, Rupali NX, Tilak Road Nashik-422001

Loan Account Numbers	MNN00135N & MNN00163N
Reserve Price	Rs. 3,49,88,400/- (Rupees Three Crore Four Nine Lakh Eighty Eight Thousand Four Hundred Only)
Earnest Money Deposit (EMD)	Rs. 34,98,840/- (Rupees ThirtyFour Lakh Ninety Eight Thousand Eight Hundred Forty Only)
Date & Time of E-auction	11/08/2025 11:00 A.M - 12:00 P.M
Last date of submission of bids along with EMD	08/08/2025 upto 4:00 P.M
Minimum bid increment amount	Rs. 10,000/- (Rupees Ten Thousand Only)
Date & Time of Inspection of property	30/08/2025 from 11:00 AM to 01:00 PM (with pre appointment)
E auction Website Address	https://www.bankauctions.com

Description Of The Immovable Property/ Secured Asset:-Property 1- All that piece and parcel of Property - Room No. 106 & Room No. 107 built up area 24.817 Sq. Mtr. & 17.788 Sq. Mtr. Situated at Land Survey No. 307A/4A in Plot No. 2, Final Plot No. 139, Shalimar, Mauje Nashik City, Maharashtra measuring 17.329 Sq. Mtr. standing in the name of Mrs. Meghana Vedprakash Tibrewala & Mrs. Sonali Manish.  
Property 2- All that piece and parcel of Property - Stores Situated at Land Survey No. 307A/4A in Plot No. 2, Final Plot No. 139, Shalimar, Mauje Nashik City, Maharashtra measuring 17.329 Sq. Mtr. standing in the name of Mr. Manish Raghunath Tibrewala & Mrs. Meghana Vedprakash Tibrewala.  
Property 3- All that piece and parcel of Property Shop No. 4 Situated at Land Survey No. 307A/4A in Plot No. 2, Final Plot No. 139, Shalimar, Mauje Nashik City, Maharashtra measuring 270 Sq. Ft. standing in the name of Mr. Ved prakash Raghunath Tibrewala  
Property 4- All that piece and parcel of Property Shop No. 5 Situated at Land Survey No. 307A/4A in Plot No. 2, Final Plot No. 139, Shalimar, Mauje Nashik City, Maharashtra measuring 270 Sq. Ft. standing in the name of Mr. Manish Raghunath Tibrewala

Terms and Conditions:-  
1) E-auction is being held on "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" and "NO RECOURSE" basis and will be conducted "Online".  
2) The auction will be conducted through IndusInd Bank approved service provider M/s. C India Pvt. Ltd., at the web portal www.bankauctions.com.  
3) Bid Documents, Declaration, General Terms and Conditions of online auction sale are available at Secured Creditor's website i.e. https://www.indusind.com website of service provider i.e. https://www.bankauctions.com.  
4) To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of properties put on auction and claims / rights / dues / affecting the property/ies, prior to submitting their bid, in this regard, the e-auction advertisement does not constitute and will not be deemed to constitute a warranty or any representation or guarantee.  
5) The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting bid, training on a bid-portal, etc., may contact the contact details as mentioned in the advertisement.  
6) It may be noted that in case of any discrepancy / inconsistency between e-auctions notices published in English and Marathi, the contents in English shall prevail.  
7) It is pertinent to mention that highest Auction Price/Sale Price, paid, will be adjusted against all Loan facilities granted by the IndusInd Bank to Borrower(s).  
8) The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.  
9) The sale shall be subject to rules / conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002  
Date: 24.07.2025, Place: Nashik Maharashtra Authorised Officer (IndusInd Bank Limited)

**DOLPHIN OFFSHORE ENTERPRISES (INDIA) LIMITED**  
CIN: L1101MH1979PLC021302  
Regd. Office: May Fair, A-11, Second Floor, New Fair Co-Operative Housing Society Ltd., 26, S. V. Road, Bandra (west), Mumbai 400050, Ph.: +91 6357037229, E-mail: cs@dolphinoffshore.com, Website - www.dolphinoffshore.com

**NOTICE TO THE SHAREHOLDERS FOR 46<sup>th</sup> ANNUAL GENERAL MEETING**

Notice is hereby given that the 46<sup>th</sup> Annual General Meeting ("AGM") of members of Dolphin Offshore Enterprises (India) Limited ("the Company") will be held on Saturday, August 30, 2025 at 11:00 a.m. through Video Conference ("VC")/Other Audio Visual Means ("OAVM") to transact the businesses as will be set out in the Notice of AGM, which shall be circulated to convening the AGM.  
The Ministry of Corporate Affairs ("MCA") vide its circular no. 20/2020 dated 5<sup>th</sup> May, 2020 read with circular nos. 14/2020, 17/2020, 09/2023 and 09/2024 dated 8<sup>th</sup> April, 2020, 13<sup>th</sup> April, 2020, 25<sup>th</sup> September, 2023 and 19<sup>th</sup> September, 2024 respectively (collectively referred to as "Circulars") have permitted the holding of the AGM through VC / OAVM, without the physical presence of the Members at a common venue. In compliance with the provisions of the Companies Act, 2013, SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 and MCA Circulars, the 46<sup>th</sup> AGM of the Company will be held through VC/OAVM.  
Notice of the AGM along with the Annual Report 2024-25 will be send by electronic mode only to those Members whose e-mail addresses are registered with the Company/RTA/Depositories in accordance with the above Circulars. For those members whose e-mail addresses are not registered, a physical letter will be send via post, providing them the web link to access the detailed Annual Report. Members may note that the Notice of AGM and Annual Report 2024-25 will also be available on the Company's website www.dolphinoffshore.com and on the website of the Stock Exchanges i.e. BSE Limited and National Stock Exchange of India Limited at www.bseindia.com and www.nseindia.com respectively. Members can attend and participate in the AGM through the VC/OAVM facility only. The instructions for joining the AGM and the process of e-voting will be provided in the Notice of AGM. Members attending the meeting through VC/OAVM shall be counted for the purpose of reckoning the quorum as per Section 103 of the Companies Act, 2013.  
The Company is providing remote e-voting facility ("remote e-voting") to all its members to cast their votes on all resolutions as set out in the Notice of AGM. Additionally, the Company is providing the facility of voting through e-voting system during the AGM ("e-voting"). Detailed procedure for remote e-voting and e-voting facility will be provided in the Notice of AGM.  
Members are requested to intimate changes, if any, pertaining to their name, postal address, e-mail address, telephone/mobile numbers, Permanent Account Number (PAN), mandates, nominations, power of attorney, bank details such as, name of the bank and branch details, bank account number, MICR code, IFSC code, etc. in the following manner:  
a. Members holding shares in Demat mode can get their Email ID registered by contacting their respective Depository Participant  
b. Members holding shares in Physical form can send request to the Company at cs@dolphinoffshore.com or to RTA i.e. MUFJ Intime India Private Limited (Formerly Link Intime India Private Limited) at ahmedabad@in.mps.mufj.com in Form ISR-1 and other forms pursuant to SEBI Circular No. SEBI/HO/MIRSD/ MIRSD-PoD-1/P/CIR/2023/37 dated 16<sup>th</sup> March, 2023.  
The notice is being issued for the information and benefit of all the Members of the Company and is in Compliance with the MCA Circulars and SEBI Circular.  
By Order of the Board  
**For Dolphin Offshore Enterprises (India) Limited**  
Sd/-  
Krena Bharathbai Khamar  
Company Secretary and Compliance Officer

**Chola**  
CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED  
Corporate Office: Chola Crest, C-54 & 55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032,  
Branch Office:- Unit No. 203, Lotus IT Park, Road No. 16, Wagle Estate, Thane West, Maharashtra- 400604.

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

Whereas the undersigned being the Authorised Officer of M/s CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 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 23-04-2024 (Loan Account No. HE01TNE0000031134) calling upon the Borrowers 1. Ashish Manoharal Prjapat (Applicant), 2. Sugna Ashish Prjapat (Co-Aplicant), 3. Shree Nikita Jewellers (Co-Aplicant), All are at Shree Nikita Jewellers, Plot No 108, Kisan Kharat Marg, Niyandand Nagar Ghatkopar West Mumbai-400086. Also at are at Flat No. B-305, 3rd Floor Wing "B", Sai Sadan CHSL, Situated At Village Mulund West, Taluka Kuria and District Mumbai Sub-Urban 400080. to repay the amount mentioned in the notice being **Rs.38,52,625/- (Rupees Thirty Eight Lakhs Fifty Two Thousand Six Hundred and Twenty Five Only)** as on 15-04-2024 with interest thereon within 60 days from the date of receipt of the said notice. The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the Public in general that the undersigned has taken Physical possession of the property described herein below in exercise of the powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest Enforcement) Rules, 2002 on this 21/07/2025. As per the order dated 16/06/2025 passed by the Hon'ble Additional Chief Judicial Magistrate 3rd Court and ACJM Esplanade Mumbai in Case No.1038/SA/2024. The borrowers 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 borrowers 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 M/s CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED, for an amount **Rs.38,52,625/- (Rupees Thirty Eight Lakhs Fifty Two Thousand Six Hundred and Twenty Five Only)** as on 15-04-2024 and interest thereon.

**Description of the immovable property**  
Flat No. B-305 On The 3rd Floor In Wing "B" Admeasuring About 225 Sq. Ft. Carpet Area In The Building Known As "Sai Sadan" On Land Bearing C.T.S. No. 6 (Part), 7, 7/1 To 7/3, 9, 9/1 To 9/4 And 10 (Part) And Survey No.256 And 257, Situated At Village Mulund, Taluka Kuria And District Mumbai Sub-Urban.  
Date: 21-07-2025 Sd/- Authorised Officer  
Place: Mulund M/s. Cholamandalam Investment and Finance Company Limited

**Public Notice in Form XIII of MOFA (Rule 11(9) (e)) District Deputy Registrar, Co-operative Societies, Thane & Office of the Competent Authority under section 5A of the Maharashtra Ownership Flats Act, 1963**  
First floor, Gavdevi Bhaji Mandai, Near Gavdevi Maidan, Gokhale Road, Thane (W)-400 602  
E-mail:- ddr.tna@gmail.com Tel: 022-2533 1486

No.DDR/TNA/ deemed conveyance/Notice/1581/2025 Date :- 30/06/2025  
Application u/s 11 of Maharashtra Ownership Flats (Regulation of the Promotion of construction, Sale, Management and Transfer) Act, 1963  
**Application No. 317 of 2025.**  
Applicant :- Shree Kedar Nihar Bhakti Co-Operative Housing Societies Association Ltd.  
1) Bhakti Co-Operative Housing Society Ltd.  
2) Kedar Co-Operative Housing Society Ltd.  
3) Nihar Co-Operative Housing Society Ltd.  
Add :- Village Kalwa, Budhaji Nagar, Kalwa (W), Tal. & Dist. Thane

**Verus**  
Opponents :- 1) M/s. Shree Sadguru Builders, 2) Shri. Ramchandra Budhaji Bhoir, 3) Late Shri. Sadanand Budhaji Bhoir (deceased) through legal heirs 3.1) Bhakti Sadanand Bhoir, 3.2) Supriya Sadanand Bhoir, 3.3) Nihar Sadanand Bhoir, 3.4) Jayeshchand Sadanand Bhoir 4) Smt. Nalini Rohida Patil, 5) Shri. Murlidhar Budhaji Bhoir, 6) Shri. Gopinath Budhaji Bhoir, 7) Mrs. Kashi Bai Ramchandra Keri, 8) Mrs. Yamunabai Raghunath Thakur, 9) Mrs. Shubhang Ramchandra Patil, 10) Mrs. Parvatibai Budhaji Bhoir, 11) Shri. Gajanan Budhaji Bhoir, 12) Shri. Sangam Ramchandra Patil, 13) Mrs. Vandana alias Mayuri Mahendra Patil, 14) Mrs. Ashwini Pramod Mhatre, 15) Shri. Girish Ramchandra Keri Take the notice that as per below details those, whose interests have been vested in the said property may submit their say at the time of hearing at the venue mentioned above. Failure to submit any say shall be presumed that nobody has any objection in this regard and further action will be taken accordingly. The hearing in the above case has been fixed on 11/08/2025 at 1.00 pm.  
**Description of the Property - Manje Kalwa, Tal. & Dist. Thane**

CTS No.	Area	CTS No.	Area
1335/7	1600 Sq. Mtr. out of 2407.50 Sq. Mtr.	1338/3	613.00 Sq. Mtr.
1335/9	658.00 Sq. Mtr.	1338/7	1431.70 Sq. Mtr.
		<b>Total</b>	<b>4302.70 Sq. Mtr.</b>

Sd/-  
(Dr. Kishor Mande)  
District Deputy Registrar,  
Co-operative Societies, Thane &  
Competent Authority U/s 5A of the MOFA, 1963.

**CHS REDEVELOPMENT INVITATION PROPOSAL**  
Sealed INVITATION PROPOSAL are invited from reputed Developers for REDEVELOPMENT of SHEETAL SMRUTI CHS LTD., MTNL ROAD, SHEETAL NAGAR, MIRA ROAD (EAST), THANE - 401 107.

**HIGHLIGHTS:**  
PRIME LOCATION, WITH 9 MTR. WIDE FRONTAGE ON MTNL ROAD, SHEETAL NAGAR, MIRA ROAD (E), THANE - 401 107.  
Net Plot Area = New S. No. 125/11,12, and 124/11,12  
Total combined Area 1640 sq. mtr. (conveyance area)  
Existing MOFA Carpet Area of (36 Flats) = 17742 Sq. Ft.  
Shop. Nil  
Total MOFA carpet area 17742 Sq. Ft. with 9 mtr. Wide Main Road.  
**Bid Documentation Cost : Rs. 5000/- (non refundable)**  
in name of Sheetal Smruti Co-op. Hsg. Society Ltd.,  
Collection with covering letter on Letter Head of Developer from 24/07/2025 to 12/08/2025, From 11am to 5pm on working days from PMC Consultant, Mr. Mangesh L. Sawant, Prop. "PALLAVI PMC SERVICES LLP" Add: - 6/B, Shalibhadra Nagar Bldg No. 5 Chsl Ltd, B.P. Road No. 5, Mr. Swami Narayan Mandir, Bhayander - (E), Thane - 401 105  
Mobile No. 02231411176/ 8452847998/ 8452847479  
Email ID. pallavipmcserviceslp@gmail.com.  
Submission at Society office Sheetal Smruti CHS Ltd., Sheetal Nagar, Mira Road (East), Dist. Thane 401107. on or before 22/08/2025 at 5 pm. **Contact Person Name : Naresh Ganganaboina, Mobile No. 9664880554** on working days at the above address.

**Please Note :-**  
• The society & PMC reserves the right to accept or reject any or all bids without assigning any reason thereof.  
• Builder Selecting process as per guideline of Maha. Govt. byelaws u/s 79/a basis.

**PUBLIC NOTICE**  
TAKE NOTICE that the Mumbai Housing Area Development Authority (MHADA) issued Original Allotment letter in the name of Mr. Suryakant Purushottam Vaitya, 2. Original MHADA Transfer Letter and Demand Notice in the name of Mr. Mukund Prahlad Puranik and 3. Original MHADA Transfer Letter and Demand Notice in the name of Mrs. Meena Jagdish Modi had been lost/misplaced from my client Mr. HITESH KUMAR SOHANLAL GUPTA, for which I lost complaint is lodged at Borivali Police Station, Mumbai through Online Complaint No. 94879-2025, dated 23-07-2025. ANY PERSON or PERSONS having any claim or claims against or in respect of the aforesaid allotment Letter/Certificate/Receipts/Notice issued by MHADA in respect of the Room No. D-6, Goral (1) MANALI CHSL, Plot No. 36, Goral-1, Borivali (West), Mumbai-400 091, and any other related documents and/or premises or any part thereof by way of any right, title or interest, mortgage, encumbrances, lease, lien, charges or otherwise howsoever are hereby requested to make the same known in written with documentary proof to said Advocate or said address, within a 14 (Fourteen) days from the date of hereof otherwise such claim or claims, if any will be considered as waived and abandoned unconditionally and irrevocably.  
ADV. R. K. TIWARI (Adv. High Court)  
C-3003, Chandresh Hills, 1.2.3 Loda Marg, Achole Road, Nallasopara (E), Palghar-401 209.

**PUBLIC NOTICE**  
NOTICE is hereby given that Mr. Pramodkumar Mafatal Shah was the owner of the Shop No. A/9 vide Registered Declaration Deed dated 11/05/2009 bearing document no. TNN-04-03601- 2009 in respect of said shop (hereinafter refer to as said shop more particularly described in the schedule)  
Whereas Mr. Pramodkumar Mafatal Shah died on 25/08/2020 and the Death Certificate was issued by Government of Maharashtra bearing reg. no. D-2020-27-9017-004185 dated 31/08/2020 and issued on 02/09/2020 leaving behind Mrs. Jyotsna Pramod Shah (Wife), Mr. Binoy Pramodkumar Shah (Son) and Nisha P. Shah alias Mrs. Nisha Vishal Shah (Daughter) as his only legal heirs.  
Whereas Mrs. Jyotsna Pramod Shah and Nisha P. Shah alias Mrs. Nisha Vishal Shah has released their rights in the name of Mr. Binoy Pramodkumar Shah vide "RELEASE DEED" dated 21-05-2025 bearing registration no. TNN-07-9854-2025. Any persons apart from the name mentioned having any claim, rights, title, interest and demand whatsoever in below mentioned property hence they can claim within 14 days at the office of Adv. Aalaya A. Khan, having address at Office no. B-98, Shanti shopping Centre, Near Railway Station, Mira Road (East), Thane - 401 107 from the date hereof, failing which it shall be deemed that after the rights released in favour of Mr. Binoy Pramodkumar Shah he shall be the true and lawful owner of the said shop.  
**Schedule of the Property**  
Shop No. A/9, Ground Floor area admeasuring to 18.21 sq. mtr. out of the total area admeasuring 27.32 sq. mtrs. (Built-Up) in the building known as Tanveer Apartment and Society known as Deepak Nagar Co-Operative Housing Society Limited, situated at Deepak Nagar, B.P. Road, Bhayander East, Thane 401105, on land bearing Old Survey no. 128/14, 130/1, 130/9/10 & 1/6 and New Survey no. 4/14, 6/1, 7/9, 10, 1/6, Village: Khari, Taluka and District: Thane within the limits of Mira Bhayander Municipal Corporation.  
Date : 24.07.2025 Sd/-  
Place : Thane MUMBAI LAW FIRM;  
ADV. AALAYA A. KHAN  
ADVOCATE HIGH COURT

**DCB BANK**  
DCB Bank Ltd., Registered Office:- 6<sup>th</sup> Floor, Tower A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai - 400013.  
**DEMAND NOTICE UNDER SECTION 13(2) OF THE SARFAESI ACT, 2002**  
You the below mentioned borrower(s), co-borrower(s) have availed loan's facility(ies) from DCB Bank Limited by mortgaging your immovable properties (secureties). Consequent to your default your loans were classified as non-performing assets. DCB Bank Limited For the recovery of the outstanding dues, issued demand notice under Section 13(2) of The Securitization And Reconstruction Of Financial Asset And Enforcement Of Security Interest Act, 2002 (the Act), the contents of which are being published herewith as per Section 13(2) of the Act read with rule 3(1) of the Security Interest (Enforcement) Rules, 2002 as and by way of service upon you. Details of the borrowers, co-borrowers, properties mortgaged, outstanding dues, demand notice sent under Section 13(2) and amount claimed there under are given as under:

Sr. No.	LOAN A/C. No.	Borrower, Co-Borrower, Mortgagors & Guarantors Name	Demand Notice Date	Demand Notice Amount
1	HHOMDAH00050551/ HHOMDAH00050553	Mr. Kripashankar J Upadhyay And Mrs. Sishmati K Upadhyay	28-06-2025	Rs. 20,86,193.50/-
<b>Description of the Immovable Property:</b> All That Flat Being Flat No. 201 Admeasuring 56.75 Sq. Mtrs Carpet Area On Second Floor In Wing B In The Building Known As "Dev Paradise" Constructed On Land Bearing Old Survey No. 391 New Survey No. 161, Hissa No. 1 Admeasuring 11040 Sq. Mtrs And Old Survey No. 386 New Survey No. 159 Hissa No. 13 Admeasuring 1010 Sq. Mtrs Situated At Village Naugar Bhayandar Taluka And District Thane. (The Secured Assets)				
2	DRBLKAL00596316	Mr. Vinayak S Gawade And Mrs. Supriya Vinayak Gawade	08-07-2025	Rs. 18,75,041/-
<b>Description of the Immovable Property:</b> All Piece And Parcel of Property Flat No. 202 Admeasuring 365 Sq. Ft. (Equivalent To 33.92 Sq. Mtrs) Built Up Area On Second Floor B Wing of The Building Known As "Mayureshwar Achar" Constructed On Land Bearing Survey No. 29 Hissa No. 17 Admeasuring About 500 Sq. Yards Situated At Revenue Village Bhopar Taluka Kalyan District Thane Within The Limits of Bhopar Grampanchayat. (The Secured Assets)				
3	DRHLKAL00611539/ DRBLKAL00611785	Mr. Imrarn Jalal Khan, M/S. Dubai Fashion It's Authorized Signatory And Mrs. Shabina Imran Khan	09-07-2025	Rs. 38,27,090/-
<b>Description of the Immovable Property:</b> All Piece And Parcel of Property Bearing Flat No. 1002 Admeasuring 364 Sq. Ft. Carpet Area On 10 <sup>th</sup> Floor In Bldg. No. 69 of Raunak City B9 Co-Op Hsg Soc. Ltd. Lying Being Survey No. 64/11/1,4,5 And 65/4, 5 And Situated At Raunak City Sector-2 Village Wadeghar Tal. Kalyan Dist. Thane. (The Secured Assets)				
4	DRBLKAU00632064	Mr. Surendra Kumar Mishra, Mrs. Kunkum Mishra And Mr. Sunil Kumar Ramashankar Mishra	10-07-2025	Rs. 11,13,487/-
<b>Description of</b>				

