

**Date: 08/10/2025**

To,

Listing Department  
National Stock Exchange of India Limited (NSE)  
Exchange Plaza, C-1, Block-G,  
Bandra Kurla Complex, Bandra (East),  
Mumbai-400051 (Maharashtra)

**Company Symbol: JALAN**

**Subject: Copy of Newspaper Advertisement of Notice of Postal Ballot and E-Voting information.**

Dear Sir/ Madam,

Pursuant to the Regulation 30 read with Schedule III of the Listing Regulations, kindly find annexed copy of Advertisement of Notice of Postal Ballot and e-voting related matters, as published in English Newspaper (Financial Express) (Page No. 36) dated 8<sup>th</sup> October, 2025 and Hindi Newspaper (Jansatta) (Page No.11), dated 8<sup>th</sup> October, 2025.

We request you to kindly take the above on record and bring to the notice of all concerned.

**Thanking You**

**Yours Faithfully**

**For Jalan Transolutions (India) Limited**

**SHRUTI** Digitally signed  
by SHRUTI GOEL  
**GOEL** Date: 2025.10.08  
12:11:56 +05'30'

**Shruti Goel**

**Company Secretary cum Compliance Officer**



**MANAPPURAM HOME FINANCE LIMITED**  
FORMERLY MANAPPURAM HOME FINANCE PVT LTD  
Unit 301-315, 3rd Floor, A wing, Kanaka Wali Street, Anandhi Karta Road, Anandhi East,  
Mumbai - 400093. Contact No: 022-66194000/022-66210000.

**DEMAND NOTICE**

Whereas the Authorized Officer of Manappuram Home Finance Ltd., having our registered office at H/470A (old) w/438A (new), Manappuram Home Finance, Velappuram, Keral-680567 and branches at various places in India (hereinafter referred to as "MAHOFIN") is a Company registered under the Companies Act, 1956 and a Financial Institution within the meaning of sub-clause (iv) of clause (vi) of sub-section (1) of Section 2 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as the Act) read with Notification No. 30.3466 (E) dated 18th December, 2015 issued by the Govt. of India, Department of Financial Services, Ministry of Finance, New Delhi, inter alia carrying on business of advancing loans for construction and / or purchase of dwelling units and whereas the Borrower / Co-Borrowers as mentioned in Column No. 2 of the below mentioned chart obtained loan from MAHOFIN and whereas MAHOFIN being the secured creditor under the SARFAESI Act, and in exercise of powers conferred under section 13(2) of the said Act read with Rule 2 of the security interest (Enforcement) Rules 2002, issued demand notice calling upon the Borrowers / Co-Borrowers as mentioned herein below, to repay the amount mentioned in the notices with further interest thereon within 60 days from the date of notice, but the notices could not be served upon some of them for various reasons. That in addition thereto for the purposes of information of the said borrowers enumerated below, the said borrowers are being informed by way of this public notice.

Sr. No.	Name of the Borrower / Co-Borrower / LAM/ Branch	Description of Secured Asset in respect of which interest has been created	NPA Date	Date of Notice sent & its date
1	Faramina Raju, Raju Khan (M/LD/050003550)/ALWAR	Plot with Patta No. 035, Sankalp No. 03, Ward No. 16, Bahadurpur Patti, Meeran, Gram Panchayat Bahadurpur, Panchayat Samiti, Khabarghat, District RAJASTHAN, 330128 Area 48.00 Sq. Yards, EAST-Property of Hanu Khan, WEST-Common Way, SOUTH-Common Way and Land of Alamedani, NORTH-Property of Khemchand	06-06-2025	24-09-2025 Rs.1066057/-

Notice, is therefore given to the Borrowers / Co-Borrowers, as mentioned herein above, calling upon them to make payment of the total outstanding amount as shown herein above, against the respective Borrower / Co-Borrower, within 60 days of publication of this notice. Failure to make payment of the total outstanding amount together with further interest by the respective Borrower / Co-Borrower, MAHOFIN shall be constrained to take u/s 13(4) for enforcement of security interest upon properties as described above, steps are also being taken for service of notice in other manners as prescribed under the Act and the rules made hereunder. You are put to notice that the said mortgage can be redeemed upon payment of the entire amount due together with costs, charges and expenses incurred by MAHOFIN at any time before the date of publication of notice for public auction or private treaty for transfer by way of sale, as detailed in Section 13(4) of the SARFAESI Act. You are put to notice that in terms of S-15(13) of the SARFAESI Act, you are hereby restrained from transferring and/or dealing with the Secured Properties in any manner by way of sale, lease or in any other manner.

Date: 08.10.2025 Place: RAJASTHAN Sd/- Authorized Officer, Manappuram Home Finance Ltd.

**OFFICE OF THE RECOVERY OFFICER-III**  
**DEBTS RECOVERY TRIBUNAL DELHI (DRT 1)**  
4th Floor, Jeevan Tara Building, Parliament Street, New Delhi-110001

**DEMAND NOTICE**  
**NOTICE UNDER SECTIONS 25 TO 28 OF THE RECOVERY OF DEBTS & BANKRUPTCY ACT, 1993 AND RULE 2 OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961.**  
RC/156/2023 19-06-2025  
**CANARA BANK Versus REKHA TRADING COMPANY To,**  
(CD 1) REKHA TRADING COMPANY, THROUGH ITS PROP. REKHA SHARMA, 656/B-16, BOHRO KA CHOWK, CHIRAG DELHI, SHEIK SARAI, NEW DELHI-110017  
Also At: PLOT No-448, GROUND FLOOR, KAKROLA HOUSING COMPLEX, DWARKA MUR, UTTAM NAGAR WEST, DELHI 110059  
Also At: PROPERTY PORTION BEARING NO. UG-7 ON UPPER GROUND FLOOR ON PLOT OF LAND KHASRA NO 834 MIN. 835 MIN. 836 MIN SITUATED AT EXTENDED ABADI OF LAL DORA IN VILLAGE DERA MANDI, TEHSIL HAUZ KHAS (MEHRALI) NEW DELHI - 110074  
(CD 2) REKHA SHARMA, PROP. OF M/S REKHA TRADING COMPANY AT - 656/B-16, BOHRO KA CHOWK, CHIRAG DELHI, SHEIK SARAI, NEW DELHI-110017

This is to notify that as per the Recovery Certificate issued in pursuance of orders passed by the Presiding Officer, DEBTS RECOVERY TRIBUNAL DELHI (DRT 1) in **TA/1849/2022** an amount of **Rs. 57,24,327.00 (Rupees Fifty Seven Lakhs Twenty Four Thousand Three Hundred Twenty Seven Only)** along with pendent interest and future interest @ 9.85% Compound Interest Monthly w.e.f. **17/02/2020** till realization and costs of **Rs. 60,000.00 (Rupees Sixty Thousand Only)** has become due against you (Jointly and severally/Fully Limited).

2. You are hereby directed to pay the above sum within 15 days of the receipts of the notice, failing which the recovery shall be made in accordance with the Recovery of Debts Due to Banks and Financial Institutions Act, 1993 and Rules there under.

3. You are hereby ordered to declare on an affidavit the particulars of your assets on or before the next date of hearing.

4. You are hereby ordered to appear before the undersigned on **24/10/2025** at 10:30 a.m. for further proceedings.

5. In addition to the sum aforesaid, you will be also be liable to pay:  
(a) Such interests as is payable for the period commencing immediately after this notice of the certificate of execution proceedings.  
(b) All costs, charges and expenses incurred in respect of the service of this notice and warrants and other processes and all other proceedings taken for recovering the amount due.

Given under my hand and the seal of the Tribunal, on this date: **19/06/2025**  
**Recovery Officer**  
**DEBTS RECOVERY TRIBUNAL DELHI (DRT-1)**

**JALAN TRANSLATIONS (INDIA) LIMITED**  
BIN: L63090DL2003PLC119773  
Regd. Off.: 206, Ajnara Bhawan, D-Block Market, Vivek Vihar, Delhi-110095  
Corporate Off.: 2F-CS-38, 2nd Floor, Ansal Plaza, Vaishali, Ghaziabad, Uttar Pradesh-201010  
Email: info@jalantranslations.com, Website: www.jalantranslations.com

**NOTICE OF POSTAL BALLOT**

NOTICE is hereby given pursuant to and in compliance with the provisions of Section 108 and Section 110 and other applicable provisions, if any, of the Companies Act, 2013 ("Act") read with Rule 20 and 22 of the Companies (Management and Administration) Rules 2014 ("the Rules"), (including any amendments), statutory modifications or re-enactments thereof (to the time being in force), Regulation 44 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations"), Secretarial Standards issued by the Institute of Company Secretaries of India on General Meetings ("SS-2") and relaxations and circulars issued by the Ministry of Corporate Affairs ("MCA") General Circular Nos. 14/2020 dated April 8, 2020, 17/2020 dated April 13, 2020, 22/2020 dated June 15, 2020, 33/2020 dated September 28, 2020 and General Circular No. 39/2020 dated December 31, 2020, General Circular No. 10/2021 dated June 23, 2021, General Circular No. 20/2021 dated December 08, 2021, General Circular No. 11/2022 dated December 28, 2022, General Circular No. 09/2023 dated September 25, 2023, General Circular No. 09/2024 dated September 19, 2024, and any other applicable Circulars issued by the Ministry of Corporate Affairs ("MCA") from time to time (collectively referred to as "MCA Circulars") and Circular Nos. SEBI/HO/CFD/CMD/1/CIR/P/2020/79 dated May 12, 2020, SEBI/HO/CFD/CMD/2/CIR/P/2021/11 dated January 15, 2021 and SEBI/HO/CFD/CMD/2/CIR/P/2022/62 dated May 13, 2022 and SEBI/HO/CFD/CMD/1/CIR/P/2023/34 dated January 5, 2023, SEBI/HO/CFD/CFD-PoD/2/PICIR/2023/167 dated October 07, 2023, Circular dated November 11, 2024 and any other applicable Circulars issued by SEBI from time to time (collectively referred to as "SEBI Circulars") and other applicable laws and regulations, if any, for seeking approval of shareholders of **Jalan Translations (India) Limited (the "Company")**, to the resolutions as mentioned in the notice of postal ballot by voting through electronic means only e-voting/remote e-voting process ("E-voting").

**E-voting:** pursuant to provisions of section 108 of the Companies Act, 2013 read with Rule 20 of Companies (Management and Administration) Rules, 2014 and Regulation 44 of SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015 the Company is offering remote e-voting facility to its members in respect of business to be transacted through Postal Ballot:

- Rescinding the resolution passed at the extra ordinary general meeting of the members of the company held on 11 March 2025 to increase the authorised share capital of the company from 22,00,00,000 (twenty two crore) to 25,00,00,000 (twenty five crore)
- Rescinding the resolution passed at the extra ordinary general meeting of the members of the company held on 11 March 2025 for issuance of up to 1,04,00,00,000 (one crore four lakh forty thousand only) compulsorily convertible share warrants ("warrants") on preferential basis to the identified persons belonging to "non-promoter, public category"
- Increase the authorised share capital of the company from 22,00,00,000 (twenty two crore) to 45,00,00,000 (forty five crore)

Details of E-voting schedule are as under:

**The cut-off date:** Friday, 3rd October, 2025  
**Date of completion of dispatch of notice:** Tuesday, 7th October, 2025  
**Date & time of commencement of e-voting:** Tuesday, 7th October, 2025 at 09:00 A.M.  
**Date & time of end of E-voting:** Thursday, 6th November, 2025 at 05:00 P.M.  
E-voting shall not be allowed beyond the date and time mentioned above.

Please note that a person whose name is recorded in the register of members or in the register of beneficial owner maintained by the Depositories as on the cut-off date only shall be entitled to avail facility of e-voting.

The Board of Directors of the company has appointed Mr. Manoj Kumar Jain, Practicing Company Secretary as the Scrutinizer to conduct the Postal Ballot.

Any person who acquires shares of the company and becomes a member of the company after dispatch of the Postal Ballot Notice and is holding shares as on cut-off date may obtain login id and password by sending request at [evoting@nsdl.co.in](mailto:evoting@nsdl.co.in) or [info@nvs.co.in](mailto:info@nvs.co.in). However if a person is already registered with NSDL for E-voting then existing user ID and Password can be used for casting vote.

The Postal Ballot notice is available on NSDL website: <https://www.evoting.nsdl.com> and on company's website [www.jalantranslations.com](http://www.jalantranslations.com). The results of the Postal Ballot shall be announced within the time limit prescribed by the applicable provisions/Act the same shall be communicated to the Stock Exchange, where shares of the Company are listed i.e. [www.nseindia.com](http://www.nseindia.com) and displayed along with the Scrutinizer's Report on the Company's Website i.e. [www.jalantranslations.com](http://www.jalantranslations.com).

In case of any queries you may refer to Frequently asked questions and E-voting user manual for shareholders available at downloads section of [www.evoting.nsdl.com](http://www.evoting.nsdl.com) or contact NSDL at email id: [evoting@nsdl.co.in](mailto:evoting@nsdl.co.in) or at telephone no 1800-222-990 or at [info@nvs.co.in](mailto:info@nvs.co.in).

By Order of the Board  
**For Jalan Translations India Limited**  
Sd/-  
Date: October 7, 2025 CS Shruti Goel  
Place: Delhi Company Secretary cum Compliance Officer

**CAPRI GLOBAL HOUSING FINANCE LIMITED**  
Registered & Corporate Office 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013  
Circle Office Address - 9B, 2nd Floor, Pusa Road, New Delhi - 110060

**DEMAND NOTICE**

Under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 3 (1) of the Security Interest (Enforcement) Rules, 2002. The undersigned is the Authorised Officer of Capri Global Housing Finance Limited. (CGHFL) Under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (the said Act). In exercise of powers conferred under Section 13(2) of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorised Officer has issued Demand Notices under section 13(2) of the said Act, calling upon the following Borrower(s) (the "said Borrower(s)"), to repay the amounts mentioned in the respective Demand Notices issued to them that are also given below. In connection with above, Notice is hereby given, once again, to the said Borrower(s) to pay to CGHFL, within 60 days from the publication of this Notice, the amounts indicated herein below, together with further applicable interest from the date(s) mentioned below till the date of payment and/or realization, payable under the loan agreement read with other documents/writings, if any, executed by the said Borrower(s). As security for due repayment of the loan, the following assets have been mortgaged to CGHFL by the said Borrower(s) respectively.

S. No.	Name of the Borrower (s)/ Guarantor(s)	Demand Notice Date and Amount	Description of secured asset (immovable property)
1.	(Loan Account No. LNLHGUR000011035 (Old) 51200000733504 (New) (GURGAON Branch) Mr. Kanhai Das (Borrower) Mrs. Sunita Devi (Co-Borrower)	12.09.2025 Rs. 3,29,330/- (As on 02-09-2025)	All that Piece and Parcel of the freehold Residential Apartment bearing No. A-326, Third Floor, Tower No. A, Kharsa No. 188, 189, Admeasuring 550 Sq. Ft., with open parking space, situated at "Chandralok City" Village Ballyavas, (Nagar Palika Tijara), Tehsil-Tijara, District Alwar, Rajasthan - 301411

If the said Borrowers shall fail to make payment to CGHFL as aforesaid, CGHFL shall proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules, entirely at the risks of the said Borrowers as to the costs and consequences. The said Borrowers are prohibited under the Act from transferring the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of CGHFL. Any person who contravenes or abets contravention of the provisions of the said Act or Rules made the reunder, shall be liable for imprisonment and/or penalty as provided under the Act.

Place : Delhi Sd/- (Authorised Officer),  
Date : 08-10-2025 For Capri Global Housing Finance Limited (CGHFL)

**PUBLIC NOTICE FOR E-AUCTION CUM SALE**  
Sale of Immovable property mortgaged to IIFL Home Finance Limited (IIFL HFL) Corporate Office at Plot No.38, Udyog Vihar, Phase-IV, Gurgaon-122015 (Haryana) and Branch Office at: 30/306, Upper Ground Floor, Shivaji Marg, New Delhi - 110015 under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (the "SARFAESI Act"). Whereas the Authorised Officer ("AO") of IIFL HFL, had taken the possession of the following properties pursuant to the notice issued u/s 13(2) of the Act in the following loan accounts/prospected nos. with a right to sell the same on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS AND WITHOUT RECOURSE BASIS" for realization of IIFL HFL's dues, The Sale will be done by the undersigned through an e-auction platform provided at the website: [www.iiflhome.com](http://www.iiflhome.com)

Borrower(s) / Co-Borrower(s) / Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable Property / Secured Asset	Date of Physical Possession	Reserve Price
MR. VIPIN KANAUJIA, MRS. PAVLA (Prospect No. 886017)	10/02/2025 Rs. 1788548.00 (Rupees Seventeen Lakh Eighty Eight Thousand Five Hundred and Forty Eight Only)	All That Part And Parcel Of The Property Bearing Upper Ground Floor, Back Side Portion, Without Roof/Terrace Rights Of Building Property Bearing No. F-154, Out Of Kharsa No. 111/101, Situated In The Area Of Palam, Delhi State Delhi, Colony Known As Mahavir Enclave-3, Gali No. 82, New Delhi, 110059 Area Admeasuring (In Sq. Ft.) Property Type: Carpet area, Super, built up, ar. Ea Property Area: 360.00, 450.00	08/09/2025 Total Outstanding As On Date 08/09/2025 Rs. 1920684.00/- (Rupees Nineteen Lakh Twenty Thousand Six Hundred and Eighty Four Only)	Rs. 1921000.00/- (Rupees Nineteen Lakh Twenty One Thousand Only) Earliest Money Deposit (EMD) Rs. 192100.00/- (Rupees One Lakh Ninety Two Thousand One Hundred Only)
MRS. SANGEETA MR. VISHAL VERMA (Through Its Proprietor/Authorized Signatory/Managing Director) (Prospect No. IL19250614)	10/02/2025 Rs. 2324726.00 (Rupees Twenty Three Lakh Twenty Four Thousand Seven Hundred and Twenty Six Only) Bid Increase Amount Rs. 25000.00/- (Rupees Twenty Five Thousand Only)	All That Part And Parcel Of The Property Bearing: Second Floor Back Lits (South Eastern Portion) Without Roof/Terrace Rights, Built-on Property Bearing No. 20, Out Of Kharsa No.-38/7, Situated In The Area Of Revenue Estate Of Village Hastals, Delhi State Delhi And The Colony Known As Vikas Nagar Extn., In Block-B, Uttam Nagar, New Delhi-110059, Property Type: Saleable, area, Carpet, area Property Area: 450.00, 360.00	18/09/2025 Total Outstanding As On Date 18/09/2025 Rs. 2534055.00/- (Rupees Twenty Five Lakh Thirty Four Thousand and Fifty Six Only)	Rs. 2179000.00/- (Rupees Twenty One Lakh Seventy Nine Thousand Only) Earliest Money Deposit (EMD) Rs. 217900.00/- (Rupees Two Lakh Seventeen Thousand Nine Hundred Only)

Date of submission of property 10/12/2025, 1100 hrs -1400 hrs EMD Last Date 12/11/2025, 11pm. Date/ Time of E-Auction 14/11/2025, 1100 hrs-1300 hrs.

Mode Of Payment :- EMD payments are to be made via online mode only. To make payments you have to visit <https://www.iiflhome.com> and pay through link available for the property/ Secured Asset only.

Note: Payment link for each property/Secured Asset is provided. Ensure you are using link of the property/ Secured Asset you intend to buy via public auction. For Balance Payment - Login <https://www.iiflhome.com> -Select "My Bid" > Click on Pay/Balance Amount

**Terms and Conditions:**

- For participating in e-auction, intending bidders required to register their details with the Service Provider <https://www.iiflhome.com> well in advance and must create the login account, login ID and password. Intending bidders have to submit the payment of the EMD prior to participation. Upon payment, bidders are required to submit the electronically signed E-Tender Form/Bid Form (E-Sign) using their Aadhaar Number.
- The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case a bid is placed in the last 5 minutes of the closing time, the closing time will automatically get extended for 5 minutes.
- The successful bidder shall deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.
- The purchaser has to bear the cost, applicable stamp duty, fees, and any other statutory dues as other duty like municipal tax, costs associated with the conveyance or transfer of the land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.
- The purchaser has to pay TDS applicable to the transaction of sale of land and submit the TDS certificate with IIFL HFL.
- Bidders are advised to go through the website <https://www.iiflhome.com> for detailed terms and conditions of auction sale and auction application form before submitting their Bids for taking part in the auction sale proceedings.
- For details, help procedure and online training on e-auction prospective bidders may contact the service provider E-mail ID: [care@iiflhome.com](mailto:care@iiflhome.com), Support Helpline Numbers: +91 800 2672 499.
- For any query related to Property details, Inspection of Property and Online bid etc. call IIFL HFL toll free no. 1800 2672 499 from 09:30 hrs. to 18:00 hrs. between Monday to Friday or write to email: [care@iiflhome.com](mailto:care@iiflhome.com)
- Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IIFL HFL shall not be responsible for any loss of property under the circumstances.
- Further the notice is hereby given to the Borrowers, that in case they fail to collect the above said articles same shall be sold in accordance with Law.
- In case of default in payment at any stage by the successful bidder / auction purchaser within the above stipulated time, the sale will be cancelled, and the amount already paid will be forfeited (including EMD) and the property will be again put for sale.
- AO reserves the right to postpone/cancel or vary the terms and condition of tender/auction without assigning any reason thereof. In case of any dispute in tender/auction, the decision of AO of IIFL HFL will be final.

**STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8 (6) OF THE SARFAESI ACT, 2002**  
The Borrower are hereby notified to pay the sum as mentioned above along with up-to-date interest and ancillary expenses before the date of Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost.

**CSL Finance Limited**  
Reg. off.: 410-412, 18/12, 4th Floor, W.E.A. Arya Samaj Road, Karol Bagh, New Delhi-110005, Corp. off.: 716-717, 7th Floor, Tower - B, World Trade Tower, Sector -16, Noida, 201301 (U.P.), Ph.: +91 120 4296050/52/53/54/55 Email: [info@csfinance.in](mailto:info@csfinance.in), [Legal@csfinance.in](mailto:Legal@csfinance.in)  
Web: [www.csfinance.in](http://www.csfinance.in) CIN: L74899DL1992PLC051462

**PUBLIC AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTY UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF THE SECURITY INTEREST ACT 2002 ('SARFAESI ACT 2002')**

Notice is hereby given to the public in general that the below mentioned Borrower/Co-Borrower mortgaged the Immovable Property (which is described hereunder) to CSL Finance Limited ("Lender"), and the symbolic possession of the said Immovable Property ("Secured Asset/Property") has been taken over by the Authorized Officer of the Lender in accordance of the SARFAESI ACT 2002 and rules framed there under. The Secured Asset will be sold by the Lender through public auction by bidding for realization of the loan dues, along with the applicable interest, fees, charges and costs etc. The Secured Asset is being sold on and the bidding will be held on "AS IS WHERE IS, AS IS WHAT IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" under the rule number 8 & 9 of the Security Interest (Enforcement) Rules (hereinafter referred to as the rules) and on the terms and conditions specified here under:

Borrowers Name & Address	Names of the Co-Borrowers with address	Amount dues as per Demand Notice dated 06.11.2024: Rs. 25,99,615/- (Rs. Twenty Seven Lacs Fifty Nine Thousand Six Hundred and Fifteen Only) as on 06.11.2024 along with future interest, fees, costs and charges.
(Borrower/Security Provider): Pankaj Kumar Sharma Address: C-26, Major Bhola Ram Enclave, Pochanpur Village, South-West Delhi, Delhi 110077 Loan Account No.: SMENOIDA010005752	Co-Borrower No. 1: Vibha Sharma Co-Borrower No. 2: Vishal Kumar Sharma All At Address: C-26, Major Bhola Ram Enclave, Pochanpur Village, South-west Delhi, Delhi 110077 Co-Borrower No. 3: Pushpa Devi Address: Suttanpur, Sector-128, Suttanpur, Gautam Buddha Nagar, Uttar Pradesh-201304	Total Amount outstanding as on 26.09.2025: Rs. 34,15,225/- (Rupees Thirty-Four Lakhs Fifteen Thousand Two Hundred and Twenty-Five Only) along with future interest, fees, costs and charges.
Title Holder Name	Property Description	Place, Date and Time of the Auction of the Secured Asset
Pankaj Kumar Sharma	"Residential House Admeasuring 66 Sq. Yds. i.e. 55.18 Sq. Mtrs. Comprising In Kharsa No. 509, Situated In Village Suttanpur, Pargana & Tehsil Dadri, District Gautam Buddha Nagar, Uttar Pradesh Boundaries And Dimension Of The Property Are As Under: - As Per Title Documents: North Plot Of Surta, South-15 Ft Wide Road, East 15 Ft Wide Road, West-Plot Of Jagveer, As Per Auction/Technical Valuation Report: North- Other Property, South-15 Ft Wide Road, East 15 Ft Wide Road, West-Other Property	Date: 30th October -2025 Time: 11:00 AM CSL FINANCE LIMITED at Khata No.-451, First Floor, Sharma Market, Hoshiyarpur, Hoshiarpur Village, Sector-51, Noida, Uttar Pradesh-201301

Last Date and time for submission of the request letter for participation along with KYC Documents/ Proof of EMD etc. 29th October -2025 at 04:00 PM  
Date And Time For Inspection Of The Secured Assets: FROM 26/09/2025 to 29/10/2025 BETWEEN 11:00 AM to 3:00 PM  
Details of the Authorized Officer's: Name: Mr. Ashok Choudhary: Email ID: [legal@csfinance.in](mailto:legal@csfinance.in) Mob No. 9773896803

**Terms and Conditions of the Public Auction are as under:** Public Auction is being held on "AS IS WHERE IS, AS IS WHAT IS AND WITHOUT RECOURSE BASIS" and is being sold with all the existing and future encumbrances whether known or unknown to CSL Finance Limited. The bid form, Declaration, General Terms and Conditions of Public Auction can be obtained from office of CSL Finance Limited at Khata No.-451, First Floor, Sharma Market, Hoshiyarpur, Hoshiarpur Village, Sector-51, Noida, Uttar Pradesh-201301. The Secured asset will not be sold below the Reserve Price.

- To the best of the knowledge and information of the Authorized Officer, there is no encumbrance on the properties. However, it is necessary that the intending bidders should make their own independent inquiries regarding any claims, charges, dues, encumbrances and should satisfy about the title, extent/measurement of the property prior to submitting their bid. For any discrepancy in the property the participating bidder is solely responsible for all future recourses from the date of submission of bid, 2. The sale of the Assets is being made on the basis of symbolic possession taken under section 13 (4) of SARFAESI ACT, 2002. The Lender does not have the physical possession of the Assets as on the date of this Auction notice, however the Lender is in the process to obtain the physical possession of the Assets after following the due process of laws of India. 3. The sale is subject to confirmation by the Authorized officer if the Borrower/guarantor pays the entire outstanding in full before sale, no sale will be conducted. 4. No claim of whatsoever nature regarding the property put up for sale, charges/encumbrances over the property or any other matter etc. will be entertained after submission of the bid. 5. The Authorized Officer/CSL will not be responsible for any charge, lien, encumbrance, property tax dues, electricity dues etc. or any other dues to the Government, local authority or anybody, in respect of the property under sale. 6. The Public Auction notice/advertisement does not constitute and will not be deemed to constitute any offer, commitment or any representation of CSL Finance Limited. The Authorized Officer/CSL shall not be responsible in any way for any third party claims/rights/dues. 7. The Sale shall be subject to the rules/conditions prescribed under the SARFAESI ACT 2002 and rules thereto. 8. It shall be the responsibility of the bidders to inspect (a) the title and link documents and (b) the property and satisfy themselves about the secured asset and specification before submitting the bid. Before entering the premises for inspection, it is necessary that the interested purchaser shall provide their identity, address and contact details in the register confirming their entry and exit from property under their signature. 9. The interested bidders shall submit their bids along with EMD, which shall be payable only through D/D/NFT/RTGS/CHEQUE in favour of CSL Finance Limited payable at Noida on or before the last date mentioned above. 10. The Bids along with other documents must be submitted to the Authorized Officer in a sealed envelope mentioning "Offer for Purchase- Pankaj Kumar Sharma LAM ID: SMENOIDA010005752" to reach the Authorized Officer on or before the last date of submission of the bids. 11. The bidder is supposed to submit the following documents at the time of submission of the bid: i) Proof of EMD paid ii) copy of the Pan Card iii) Proof of Identification/ Address proof/Aadhar Card/KYC (self-attested copies) without which the bid is liable to be rejected. 12. The bidder alone can participate in the public auction proceeding and no other person is permitted. 13. The successful Bidder must deposit 25% of the purchase amount (after adjusting the EMD already paid) immediately upon the acceptance of the offer and declaration of the successful bidder by the Authorized officer, failing which the EMD paid shall be forfeited and cannot be claimed by the bidder from CSL Finance Limited. 14. The balance of 75% of the purchase amount must be deposited by the successful bidder within 15 days, failing which the amounts already deposited by the bidder shall stand automatically forfeited without further notice and no request for refunds whatsoever shall be entertained. Further, the property will be put to re-auction and the defaulting bidder shall have no claim/right in respect of the property/amount and will not be eligible to participate in the re-auction, if any. 15. No interest is applicable to EMD, or any amount deposited by the bidders/successful bidder in respect of sale of secured asset. 16. The Purchaser/successful bidder shall bear the (a) applicable stamp duty/registration/transfer charges; (b) all the statutory, non-statutory, conversion, electricity, sewage charges, any dues, cess, fees, taxes, rates, assessment charges etc. owing to any person, association or authority shall be borne by the successful Bidder only. 17. Sale certificate shall be issued in the prescribed format in favor of successful bidder only. 18. The successful bidder shall have to arrange for registration etc., and his/her/its cost of the sale certificate as per the provisions of prevailing Stamp and Registration Act. The successful bidder shall bear the charges for conveyance, registration fee, stamp duty, fees, etc. as applicable. 19. In case of sale of property subject to any encumbrances, the successful bidder/purchaser shall deposit money required to discharge the encumbrance including interest, cost, expenses etc. if any to the Authorized officer. 20. In case if the public auction is stopped, stayed, postponed or rescheduled or cancelled, a public notice will be put on the notice board of CSL branch and no personalized/individual communication in this regard will be sent to any of the bidders or otherwise. 21. Submission of bid by the bidders is construed that they have read, understood and accepted the terms and conditions governing the public auction. 22. EMD of unsuccessful bidders shall be returned on the closure of auction proceedings. 23. The Authorized officer is not bound to accept the highest offer/bid, and the Authorized officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the public auction without assigning any reason therefor.

For more information, please contact the Authorized officer: 9773896803  
Date: 07.10.2025 Sd/- (Authorized Officer),  
Place: Noida, Uttar Pradesh CSL Finance Ltd.

**CAN FIN HOMES LTD**  
CIN: L85110KA1987PLC008690  
SCO 34 & 35, 1ST Floor, Above Canara Bank, Sector 10A, Gurgaon, Ph. No: 0124-2370035, Mob: 7625079135  
E-Mail: [gurgaon@canfinhomes.com](mailto:gurgaon@canfinhomes.com)

**DEMAND NOTICE**

Under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (SARFAESI ACT) read with Rule 3 (1) of the Security Interest (Enforcement) Rules, 2002 (Rules)

Whereas the undersigned being the Authorised Officer of Can Fin Homes Ltd., under SARFAESI Act and in exercise of powers conferred under Section 13 (2) read with Rule 3, issued Demand Notice under Section 13 (2) of the said Act, calling upon the Borrowers/guarantors listed hereunder (hereinafter referred to as the "said Borrowers"), to repay the amounts mentioned in the Notice, within 60 days from the date of receipt of Notice, as per details given below. The said Notices have been returned undelivered by the postal authorities / have not been duly acknowledged by the borrowers. Hence the Company by way of abundant caution is effecting this publication of the demand notice (as per the provisions of Rule 3 (1)). The undersigned has, therefore, caused these Notices to be pasted on the premises of the last known addresses of the said Borrowers, as per the said Act. As security for due repayment of the loan, the following assets have been mortgaged to the Company by the respective parties as detailed below.

Sr. No.	Name of the Borrowers/ Guarantors with address	Amount claimed as per Demand Notice	Schedule Of The Mortgaged Property	Date of N.P.A
1	<p><b>1. Mrs. Neelima Chhakkhar W/o Mr. Shiv Ratan Chhakkhar (Borrower)</b>, House No.1845, First Floor, Sector 4, Gurugram, Haryana, Pin-122001 <b>2. Mr. Shiv Ratan Chhakkhar S/o Mr. Gyan Parkash Chhakkhar (Co-Borrower)</b> House No.1845, First Floor, Sector 4, Gurugram, Haryana, Pin-122001 <b>3. Mrs. Neelima Chhakkhar W/o Mr. Shiv Ratan Chhakkhar (Borrower)</b>, Flat No.001, Ground Floor Right Side Having Covered Area 650 Sq.ft., Plot No.1419 Measuring 300 Sq.yrd., Kharsa No. 1406, 1407, 1408, 1409, 1414, 1415, 1416, 1417, 1418, Bajrang Apartment, Dayanand Colony, Gurugram, Haryana, Pin-122001 <b>4. Mr. Shiv Ratan Chhakkhar S/o Mr. Gyan Parkash Chhakkhar (Co-Borrower)</b> Flat No.001, Ground Floor Right Side Having Covered Area 650 Sq.ft., Plot No.1419 Measuring 300 Sq.yrd., Kharsa No. 1406, 1407, 1408, 1409, 1414, 1415, 1416, 1417, 1418, Bajrang Apartment, Dayanand Colony, Gurugram, Haryana, Pin-122001 <b>5. Mr. Kamal Kant S/o Mr. Ishwar (Guarantor)</b> House No. 1458, Second Floor, Sector 4, Near Sector 4 Market, Gurugram, Haryana, Pin-122001</p>	<p><b>Rs. 21,25,841/-</b> (Rupees Twenty One Lakh Twenty Five Thousand Eight Hundred And Forty One Only) <b>as on</b> <b>Demand Notice</b> 03/10/2025</p>	<p>Flat No.001, Ground Floor Right Side Having Covered Area 650 Sq.ft., Plot No.1419 Measuring 300 Sq.yrd., Kharsa No. 1406, 1407, 1408, 1409, 1414, 1415, 1416, 1417, 1418, Bajrang Apartment, Dayanand Colony, Gurugram, Haryana, Pin-122001 <b>Boundaries Of The Property Are As Under</b> <b>North :</b> Other Property, <b>South :</b> Flat No. 002 <b>East :</b> Other Property <b>West :</b> Passage/Parking</p>	28-09-2025
2	<p><b>1. Mrs. Parveen W/o Mr. Shahdab (Borrower)</b>, House No. B-169-170, Old Seemapuri, East Delhi, Delhi, Pin-100095 <b>2. Mrs. Parveen W/o Mr. Shahdab (Borrower)</b>, Flat No. S-1, Second Floor (With Roof Rights) (front Side), Plot No. G-167-F, Out Of Kharsa No. 1076/5/2/925, Block-G, Dilshad Extension No.1, Dilshad Colony, Village-Jhimil Tahirpur, Illaqa-shahdara, Delhi, Pin-110095 <b>3. Mr. Shahdab S/o Mr. Mohd. Shahid (Co Borrower)</b> Flat No. S-1, Second Floor (With Roof Rights) (Front Side), Plot No. G-167-F, Out Of Kharsa No. 1076/5/2/925, Block-G, Dilshad Extension No.1, Dilshad Colony, Village-Jhimil Tahirpur, Illaqa-Shahdara, Delhi, Pin-110095 <b>4. Mr. Shahdab S/o Mr. Mohd. Shahid (Co-Borrower)</b> House No. B-169-170, Old Seemapuri, East Delhi, Delhi, Pin-110095 <b>5. Mr. Kamran S/o Shrafat Khan (Guarantor )</b> F-49/C, Dilshad Colony, Jhimil, East Delhi, Delhi, Pin-110095</p>	<p><b>Rs. 43,61,595</b> (Rupees Forty Three Lakh Sixty One Thousand Five Hundred And Ninety Five Only) <b>as on</b> <b>Demand Notice</b> 03/10/2025</p>	<p>Flat No. S-1, Second Floor (with Roof Rights) (Front Side), Plot No. G-167-F, Out Of Kharsa No. 1076/5/2/925, Block-G, Dilshad Extension No.1, Dilshad Colony, Village-jhimil Tahirpur, Illaqa-shahdara, Delhi, Pin-110095 <b>Boundaries Of The Property Are As Under</b> <b>North :</b> Road, <b>South :</b> Service Lane, <b>East :</b> Flat No. G-167-E, <b>West :</b> Plot No. G-167-G.</p>	28/09/2025



