

30th May, 2025

To The General Manager-Listing Corporate Relationship Department BSE Limited, Ground Floor, P.J. Towers, Dalal Street, Mumbai Scrip Code: 531494	To, Listing Manager, National Stock Exchange of India Limited Exchange Plaza Plot no. C/1, G-block, bandra -kurla complex, Bandra (East), Mumbai-400051 NSE Symbol: NAVKARURB
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Subject: Publication of Standalone Audited Financial Results for Fourth Quarter and Financial Year Ended on 31st March, 2025 in Newspaper

Dear Sir/Madam

Pursuant to Regulation 47 of SEBI (Listing of Obligation and Disclosure Requirements) Regulation, 2015, the Audited Financial Results (Standalone) for the Fourth Quarter and Financial Year Ended 31st March, 2025 were duly published in following newspaper:

1. **Business Standard (English)**
2. **Jai Hind (Gujarati)**

The copy of published Results is enclosed for your reference.

Please take the same on your record and oblige.

For Navkar Urbanstructure Limited
(Formerly Known as Navkar Builders Limited)

Harsh S. Shah

Harsh Shah
Managing Director
DIN: 01662085

(Encl. as above)



Empower India Limited

CIN: L51900MH1981PLC023931

Regd Office: 25 /25A, 2nd Floor, 327, Nawab Building, D. N. Road, Fort, Mumbai - 400 001
 Mobile: +91 97020 03139, Email: info@empowerindia.in;
 Website: www.empowerindia.in

The meeting of the Board of Directors of the Company was held on 28/05/2025 for consideration and approval of Audited Financial Results for the quarter and financial year ended on 31/03/2025 ("Financial Results").

The detailed format of Financial Results filed with the stock exchange pursuant to Regulation 33 of the SEBI LODR Regulations, 2015 are available on the website of the stock exchange i.e. www.bseindia.com and on the website of the Company i.e. www.empowerindia.in

For Empower India Limited
 Sd/-
Rajgopalan Iyengar
 Managing Director
 DIN: 00016496

Date: 29/05/2025
 Place: Mumbai



DEBTS RECOVERY TRIBUNAL-II
 (Ministry of Law, Government of India)
 3rd Floor, Bhikhabhai Chamber 18, Gandhi Kunj Society,
 Opp. Deepak Pump, Ellisbridge, AHMEDABAD-380006.

Outward No. 674/2025

NOTICE THROUGH PAPER PUBLICATION Ex.No.A/07

APPLICANT
 MR. SHAILESH AVDHESHING THAKUR

DEFENDANTS
 BANK OF BARODA
 VERSUS
 MR. SHAILESH AVDHESHING THAKUR
 BUNGLOW NO. B.9, GOKUL VIHAR TOWNSHIP, NANDDHAM SOCIETY NEAR HEALTH CLUB, VAPI - 396191.

WHEREAS the above named applicant has filed the above referred application in this Tribunal.

WHEREAS the service of Summons/Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal.

DEFENDANT are hereby directed to show cause as to why the Original Application should not be allowed.

You are directed to appear before this Tribunal in person or through an Advocate on 28/07/2025 at 10.30 a.m. and file the written statement. Reply with a copy thereof furnished to the applicant upon receipt of the notice.

Take notice that in case of default, the Application shall be heard and decided in your absence.

GIVEN UNDER MY HAND AND SEAL OF THE TRIBUNAL ON THIS 03/05/2025.

PREPARED BY: **Harsh Shah** CHECKED BY: **M.** REGISTRAR

PUBLIC NOTICE

This is to notify that Jaiyana Jyoti co. Op. H. So. Ltd. V. 3, situated on land plot no.191 of T.P. Scheme No. 27, survey no. 962/2 in the revenue area of Vejalpur village, Taluka Vejalpur, Sub-district Ahmedabad-10 (Vejalpur), District Ahmedabad, and known as "Pinnacle Apartment", has flat no. B/43 on the fourth floor. The flat, with a super built-up area of approximately 231 sq. Yards, is owned by (1) Shradhaben Nimit Shah and (2) Nimit Nagindas Shah. They had taken a home loan from ICICI Bank Ltd., which has been fully repaid. However, the original share certificate no. 31 (share nos. 151 to 155) has been misplaced or lost by mistake during transit. Notice is issued to apply for a duplicate share certificate/s and obtain it from above mentioned society.

Therefore, if anyone has any claim, right, interest, share, relation, mortgage, burden, or maintenance related to the said property or the lost original share certificate should inform the undersigned at the given address with written proof within 7 (seven) days. Failing to do so will imply that no one has any claim, right, or share on property and it will be understood that if any such claim existed, it has been waived. Following this, a "no objection certificate" will be issued, and no objection or dispute of any kind will be entertained in future.

Date: 28-5-2025 Place: Ahmedabad.
 Mr. Dhaval M. Bheda [Advocate] Official address at- 107/102, First Floor, Navrang Complex, Swastik Cross Road, Opp. Rajesh Sarees, Navrangpura, Ahmedabad-380009.

NAVKAR URBANSTRUCTURE LIMITED CIN: L45200G1992PLC017761
 Regd. Office: 304, Circle P, Near Prahlad Nagar, S.G. Highway, Ahmedabad - 380051. Ph: 9825018495
 Email: info@navkarurbanstructure.com / navkarbuilders@yahoo.co.in Website: www.navkarurbanstructure.com

EXTRACT OF AUDITED FINANCIAL RESULTS FOR THE QUARTER/YEAR ENDED MARCH, 2025 (₹. in Lakhs Except EPS)

Sl No	Particulars	Quarter Ended			Year Ended		
		31-03-2025 (Audited)	31-12-2024 (Unaudited)	31-03-2024 (Audited)	31-03-2025 (Audited)	31-03-2024 (Audited)	31-03-2024 (Audited)
1	Total income from operations (net)	358.86	674.32	131.46	1727.09	1993.36	
2	Net Profit / (Loss) for the period (Before Tax, Exceptional and/or Extraordinary Items)	(226.27)	91.03	(63.21)	69.70	145.09	
3	Net Profit / (Loss) for the period before tax (After Exceptional and/or Extraordinary Items)	(226.27)	91.03	(64.25)	144.25	145.09	
4	Net Profit / (Loss) for the period after tax (After Exceptional and/or Extraordinary Items)	(264.63)	91.03	(106.73)	31.34	101.57	
5	Total Comprehensive Income for the period (Comprising Profit / (Loss) for the period (after tax) and Other Comprehensive Income (after tax))	(264.63)	91.03	(106.73)	31.34	101.57	
6	Equity Share Capital	4488.38	4488.38	4488.38	4488.38	4488.38	
7	Reserves (excluding Revaluation Reserve) as shown in the Audited Balance Sheet of the previous year	-	-	-	11254.31	11254.31	
8	Earnings Per Share (of ₹. 2/- each) (for continuing and discontinued operations)	0.00	0.04	-0.05	0.01	0.05	
	1. Basic:	0.00	0.04	-0.05	0.01	0.05	
	2. Diluted:	0.00	0.04	-0.05	0.01	0.05	

Notes: a. The above is an extract of the detailed format of Quarterly/Annual Financial Results filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing and Other Disclosure Requirements) Regulations, 2015. The full format of the Quarterly/Annual Financial Results are available on the websites of the Stock Exchange(s) i.e. www.bseindia.com, www.nseindia.com and also on the company website https://www.navkarurbanstructure.com/ b. The above results were reviewed by the Audit Committee and thereafter approved by the Board of Directors.

Place: Ahmedabad Date: 28.05.2025

For Navkar Urbanstructure Limited Sd/-
Harsh Shah
 Managing Director
 DIN: 01662085

FRANKLIN INDUSTRIES LIMITED
 (CIN: L74110G1983PLC092054)
 Reg. Office: A-207, Infinity Tower, Corporate Road, Prahlad Nagar, Satellite, Ahmedabad-380015 • Website: www.franklinindustries.in
 Email id: muradprop1983@gmail.com • Contact No: +91 7621806491

STATEMENT OF STANDALONE AUDITED FINANCIAL RESULTS FOR THE QUARTER AND YEAR ENDED ON 31st MARCH, 2025

Based on the recommendations of the Audit Committee the Board of Directors at their respective Meetings held on 28th May, 2025, has approved the standalone audited financial results for the quarter and year ended 31st March, 2025 along with Auditor's Report as required under Regulation 33 of SEBI (Listing Obligations & Disclosure Requirements) Regulations, 2015. The result is also available on the websites of the Stock Exchange(s) and the listed entity at https://franklinindustries.in/financial-result/

Scan the QR code to view the Financial results on the website of the company

For and on behalf of
FRANKLIN INDUSTRIES LIMITED,
 Sd/- **Maheshkumar Jethabhai Patel,**
 Managing Director (DIN: 10872459)

Place: Ahmedabad
 Date: 29/05/2025

ZONAL OFFICE SURAT : 101-102, 3rd FLOOR, WEST FIELD SQUARE, SURAT-395007 E-AUCTION NOTICE- FOR SALE OF IMMOVABLE PROPERTIES [See Proviso Rule 8(6)] ANNEXURE-I

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) of the below described immovable property mortgaged/charged to the MNDIAN Bank the Symbolic/ Physical Possession of which has been taken by the Authorised Officer of Indian Bank Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on 18th June 2025 for recovery of below mentioned Accounts. The details of Borrowers/ Guarantors/ Assets/ Dues/ Reserve Price/ EMD & E-Auction Date prescribed as under.

Sl No	Branch	Name of the Borrower/ Guarantor/ Mortgagee(s)	Total Outstanding As on 25/05/2025	Demand Notice Date	Description of the immovable property with Boundary details Under Symbolic/ Physical Possession with known Encumbrances, if any	Type of Possession	Reserve Price (IN Rs.)	Property ID No.	Authorized Officer Name & Mobile No.
1.	Alkapuri	(1) Mrs. Mamta R Vishram (Borrower/Mortgagor) (2) Mr. Dhruvpat Singh Vishram (Borrower/Mortgagor)	Rs. 32.85,330.73	06/04/2024	The Property land and building of Plot No. B-154, Type B1, Golden Valley, bearing Old Survey No 156/42/A-B, 156/43/A-B, New Survey Number 1022 to 465 admeasuring 59.38 Sq. Mtr. situated at Bhoj Umavang Road, Nr. Amador to Girnar Road, Waghotda Road, Vadodra vide Sale Deed No VGD/519 dated 13/07/2023 in the name of Mrs. Mamta Rupendrasingh Vishram & Mr. Dhruvpat Singh Rupendrasingh Vishram. Bounded By:- North: Block No. B-154; South: Internal Road.	Physical	31,85,000/-	IDB3147546202	Mr. R. L Prajapat (M) 9645790204
2.	Alkapuri	Mr. Vasanthbhai Mukeshbhai Gajjar (Borrower)	Rs. 23.08,673/-	06/02/2023	The Property land and building bearing R.S.No.383.385, C.S.No. 1532/A having area 519 Sq. Ft., Flat No. 303, 3rd Floor, Satyam Apartment, Near Kalyan Park Plot, Saijiv Vasna Road, District Vadodra. Boundaries are: North: Flat No. 304; South: Flat No. 302; East: 6.0 Meter Meter Road; West: Common Passage and Staircase.	Physical	14,50,000/- 1,45,000/-	IDB0211011001	Mr. R. L Prajapat (M) 7568507016 Mr. Rajendra Kumar Meena (M) 9945790204
3.	Bharuch	(1) Mrs. Geetadevi Chandrama Pandey (Borrower & Mortgagor) (2) Mr. Sandeep Chandrama Pandey (Borrower & Mortgagor) (3) Mr. Jaswant Bapalal Pandey (Guarantor)	Rs. 21,72,699.45	07/04/2024	All that piece and parcels of free hold Residential Building located at Plot No. 174, admeasuring 67.10 sq. mtr in land known as Mamandir Residency with all appurtenances pertaining thereto, standing on the land bearing Revenue Survey No. 437 at Village Kosamda, Taluka Ankleshwar, District Bharuch within the State of Gujarat in the name of Mrs. Geetadevi Chandrama Pandey and Mr. Sandeep Chandrama Pandey. Bounded By: North: Plot No. 175; South: Plot No. 173; East: Plot No. 186; West: Adji. Internal Road.	Physical	18,41,000/- 1,84,100/-	IDB03165818453	Mr. Rajendra Kumar Meena (M) 9945790204
4.	Bharuch	(1) Mr. Khem Raj Patel (Borrower & Mortgagor) (2) Mrs. Gita Patel (Borrower & Mortgagor)	Rs. 10,64,934.81	11/01/2024	All that Piece & Parcel of free hold Residential building located at Plot No. 31 admeasuring 52.04 Sq. Mtrs. in land know as Star Lake City with all appurtenances pertaining thereto standing on the land bearing Revenue Survey No. 788, New Survey No. 17 at Village Jitaji, Taluka Ankleshwar, District Bharuch within the state of Gujarat in the name of Mr. Khemraj Patel and Mrs. Gita Patel. Bounded by: North: Internal Road; South: Plot No. 32; East: Plot No. 50; West: Internal Road.	Physical	9,26,000/- 92,600/-	IDB0215972502	Mr. Rajendra Kumar Meena (M) 9945790204
5.	Kareli Bagh	(1) Mrs. Kalambe Preeti (Borrower/Mortgagor) (2) Mr. Kalambe Sachin Vishnuhai (Co-Borrower/Mortgagor)	Rs. 20.55,251.36	10/09/2024	All that part and parcel of Residential property admeasuring 443 Sqft (Approx. Carpet area), R.S. No. 955, TP. 93 of Flat No. J502, Tower J, 5th Floor, Crystal Yagnam Sachin Vistuhata at Bih Kolahar Technologies, Gohi-Sevadi Road, Gohi, Distt. Vadodra, Gujarat in the name of Mrs. Kalambe Preeti and Mr. Kalambe Sachin Vishnuhai. Bounded by: North: 1-Tower; South: Flat No. J503; East: Common Amenities; West: Open Terrace.	Physical	16,89,000/- 1,68,900/-	IDB3345816378	Ms. Indu Binesh (M) 9667024780
6.	New Adajan	(1) Mr. Tulu Bharat Swain (Borrower and Mortgagor) (2) Mrs. Pinkina Tulu Swain (Borrower and Mortgagor)	Rs. 9.75,035.97	23/08/2023	All that piece & parcel of property bearing Flat No. 501, 5th Floor, Jagannath Residency at Yogi Darshan Society, Plot No. 21, 22, 23 & 24 of Block No. 526, Paik-1, R. S. No. 525, situated at Bhoj Viji Residency, Nr. Rudraksh Residency, Village Palsana, Sub Distt. Palsana, Distt. Surat vide Registration No. 16391 dated 13.08.2016 in the name of Mr. Tulu Bharat Swain and Mrs. Pinkina Tulu Swain. Boundaries: North: Open Space; South: Passage/Lit/Star/Fat No. 506; East: Plot No. 502; West: Open Space.	Physical	6,92,000/- 69,200/-	IDB06191460524	Mr. Adhiranayan Thigrajan (M) 7639365816
7.	Panoli Ank Ind Estate	(1) Mr. Prahlad Arjun Ram (Borrower and Mortgagor) (2) Sunita Prahlad Ram (Borrower and Mortgagor)	Rs. 15,14,925.18	15/03/2024	All that piece and parcel of immovable property bearing, Plot No 101, admn. 71.72 Sq. mtrs. (as per revenue record survey/Block no 233/101) after promulgation New Survey/Block no 665, admn. 72.00 sq. mtrs., together with undivided proportionate share in COP and Rast in residential society known as "Shalija Residency", situated on the land bearing revenue survey no 209, Block No 233, admn. 12169.00 Sq. Mtrs. of village Shanvadi Sub District Taluka Mangrol, Distt. Surat in the name of Mrs. Sunita Prahlad Ram and Mr. Prahlad Arjun Ram. The boundaries are: North: Plot No.100; South: Plot No.102; East: Society Road; West: Plot No.110.	Physical	10,11,000/- 1,01,100/-	IDB325369093	Mr. Tikendra Verma (M) 9131718982
8.	Parvat Patiya	(1) Mr. Sureshkumar Chhoturam Saini (Borrower cum Mortgagor) (2) Mrs. Rajkumari Sureshkumar Saini (Co-Borrower)	Rs. 22.97,128.91	19/05/2022	All that piece & parcel of property bearing Plot No-73, A-Type, Adm. 68.62 sq.mtrs (as per Spot Adm. 78.55 Sq. Mtrs.) with proportionate undivided inchoate share of Road and C.O.P. admn. 35.95 Sq.Mtrs. land in 'Shree Krishna Velly' with all appurtenances pertaining thereto, standing on land bearing Block No. 365, R.S. No. 349 Palaka, situated at Bis. Uttraksh Residency, Nr. Shivdara Residency, Karali Village Road, Village Karali, Sub Distt. Palsana, Distt. Surat, Gujarat - 394310 in the name of Mr. Sureshkumar Chhoturam Saini. Bounded by: North: Plot No. 74, South: Society Road & COP; East: Society Road; West: Adji. Plot.	Physical	12,94,000/- 1,29,400/-	IDB021288770	Mr. Jai Karan Singh (M) 9004191027
9.	Sachin-Bhawan Ind.Park	(1) Mr. Hiren Ramjibhai Dhaduk (Borrower and Mortgagor) (2) Mrs. Simaben Hiren Dhaduk (Co-Borrower and Mortgagor)	Rs. 31.07,265.37	07/06/2024	All the piece and parcel of immovable property of Plot No.68, admeasuring about 78.52 sq. mtrs. (Built-up) of KAMDHENU BUNGALOWS, situated on the land bearing revenue survey no. 266 of Block No. 272 and 273 Rev. S. Nos. 2392, 272, 2391 and 239) of Moje: Village: Soyani, Taluka: Palsana, Distt. Surat. Bounded by: North: Plot No. 61; South: Plot No. 59; East: Plot No. 33; West: Adji Society Road.	Physical	18,15,000/- 1,81,500/-	IDB30498610696	Mr. Chandan Kumar Chhapra (M) 8789246250
10.	Salabatpura	(1) Mrs. Muktaben B. Vasoya (Borrower & Mortgagor) (2) Mr. Kapilkumar Bhagwanji Lal Vasoya (Borrower & Mortgagor) (3) Mrs. Kinjal Tulsiabhai Lal Vasoya (Borrower)	Rs. 64.90,173.82	15/11/2023	All that Piece and Parcel of the Immovable Property Flat No 101 On 1st Floor, Admeasuring 2030.00 Sq.Fts. Carpet Area And 2205 Sq. Mtrs. Built-Up Area, Together with Undivided Share in Underneath Land In Building No. B Of 'Sahjanand Harmony', Situated And Constructed On The Land Bearing R.S. No. 1331/1, Block No. 156, (Before Re-Survey Block No. 151), Adm. 10345 Sq Mtrs Of Village: Kosamda, Taluka: Kamrej, Distt. Surat. Boundaries: East - Block No. 59 (Before Re-Survey Block No. 159); West: Kosamda Village Road; North - Block No. 152 (Before Resurvey Block No. 181); South: Block No. 154 (Before Resurvey Block No. 156).	Physical	58,00,000/- 5,80,000/-	IDB03261437518	Mr. Pramant Kumar (M) 9935390324
11.	Surat	1. Ms. Lotus Silk Mills (Borrower/Proprietorship Firm) 2. Mr. Sanjay Tilakraj Sahani (Borrower/Partner)	Rs. 11,22,35,940.64	02/03/2023	All that Piece and Parcel of Commercial Plot having New Revenue Survey No. 4493 (Old Revenue Survey No. 208), Re-Survey New Revenue Survey No. 305 having area 8096 Sq. Mtr. at Village Kharch Taluka Hansot, Opp Bharat Petroleum, Saho-Kosamba Road of District Bharuch. The boundaries of the Property are: North: Govt. Land (Gauchar) and Road; South: S.No. 207; East: S.No. 207; West: Open Land.	Physical	1,09,00,000/- 1,09,00,000/-	IDB0210387952	Sen
12.	Surat Main	3. Mr. Anik Tilakraj Sahani (Borrower/Partner) 4. Mrs. Radhika Sahani (Borrower/Guarantor)	Rs. 11,22,35,940.64	02/03/2023	All that piece and parcel of Commercial Plot having New Block/Survey No. 278 (Old Block No. 352), admeasuring 3601.34 Sq. Mtr., Opp. Bharat Petroleum, Saho-Kosamba Road, Village-Kharch Taluka Hansot District Bharuch. North By: Adjoining Survey No. 279; East By: Road; West By: Survey No. 277.	Physical	49,00,000/- 4,90,000/-	IDB0210387950	(M)
13.	Surat	5. Mrs. Bhavna Sahani (Borrower/Guarantor)	Rs. 11,22,35,940.64	02/03/2023	All that piece and parcel of Commercial Plot having New Rev/Block No.304 (Old Rev/Block No. 4492), admeasuring 4251.58 Sq. Mtr., Opp. Bharat Petroleum, Saho-Kosamba Village- Kharch (Kosamba) Taluka Hansot District Bharuch. North By: Adjoining Survey No. South By: Adjoining Survey No. East By: Adjoining Survey No. West By: Adjoining Survey No.	Physical	51,65,000/- 5,16,500/-	IDB0210387951	7200949119
14.	Surat Bombay Market	Mr. Pradip Ghanshyambhai Rajani (Borrower/Mortgagor)	Rs. 41.41,914.69	30/12/2019	All that Piece and Parcel of the immovable property bearing A Type Plot No. 18, admeasuring 63.57 sq. mtrs., together with undivided proportionate share of 45.39 sq. mtrs. in road C.O.P. total admn. 109.50 sq. mtrs. in 'Jay Villa -1', situated on land bearing R.S. No. 411, Block No. 40 of Village: Kamrej, Taluka: Kamrej, Distt. Surat. Boundaries: North: Adji. Plot No. A117; South: Adji. Plot No. B19; East: Adji. Plot No. N27; West: Adji. Society's Road.	Physical	12,70,000/- 1,27,000/-	IDB0215309051	Mr. Rahul M Sah (M) 9970046185
15.	Surat Hanavarchaha	(1) Vikrambhai Sanabhai Chauhan (Borrower and Mortgagor) (2) Mr. Jagdish Bhai Ranchodhbhai Khaysiya (Guarantor)	Rs. 18.46,068.71	11/11/2019	All that piece and parcel of immovable property bearing Plot no 73 admn. 60.74 sq. mtrs., together with undivided proportionate share in the land of the society C.P. & Road Rasta admn. 21.20 sq. mtrs of 'Kirtiraj Society', situated on the land bearing R.S. No. 81/813, Block no. 54, Plot no. 1 to 227 palika of Village: UTRAN, Tal. Surat City, District Surat in the name of Mr. Vikrambhai Sanabhai Chauhan. The boundaries are: North: Plot No. 62; South: Society Road; East: Plot No. 72; West: Plot No. 74.	Physical	22,32,000/- 2,23,200/-	IDB3020597462	Mr. Tikendra Verma (M) 9131718982
16.	Surat Hanavarchaha	Mr. Hitesh Mansukhbhai Nakrani (Borrower & Mortgagor)	Rs. 28.53,516.82	17/05/2022	All that piece and parcels of the immovable property bearing Plot No. 62 (as per P.C.P. Plan Plot No. A/62), admn. 84.44 sq. yard. i.e. 70.76 Sq. Mtrs. As per passing plan 70.76 sq.mtrs.) together with undivided share in road and C.O.P. in 'Shakli Lake City Vibhag -A', Situated on the land bearing R. S. No. 99, Block No. 95, admn. 32583 sq.mtrs. (New Survey No. 2426, admn. 71 sq.mtrs.) of Village : Nansad, Taluka: Kamrej, District Surat. Standing in the name of Hitesh Mansukhbhai Nakrani	Physical	16,07,000/- 1,60,700/-	IDB3023007059	Mr. Tikendra Verma (M) 9131718982
17.	Surat Hanavarchaha	Mr Nileshbhai Arvindbhai Patel (Borrower/Mortgagor)	Rs. 22.26,809.96	01/07/2024	All that piece and parcel of the immovable property at Plot No 90 (as per passing plan plot no B/90) (after Resurvey Block/Plot/Block No 1951) admn. 78.80 sq. yard or 65.6 sq. mtrs (as per passing plan admn. 65.95 sq. mtrs. and after resurvey admn. 66 sq. mtrs) together with undivided share in road & C.O.P. in 'Shakli Lake City Vibhag-C', Situated on the land bearing R.S. No. 94,95 & 96, Block No. 92, admn. 10188 sq. mtrs. of village Nansad, Taluka Kamrej, Distt. Surat. Property in the name of Nileshbhai Arvindbhai Patel.	Physical	15,90,000/- 1,59,000/-	IDB30265040573	Mr. Tikendra Verma (M) 9131718982
18.	Ajwa Road Vadodra	(1) Mr. Kirankumar Somnabhai Vasava (Borrower and Mortgagor) (2) Mr. Somnabhai Amarsinh Vasava (Borrower)	Rs. 14.27,824.09	23/06/2024	All that Part and Parcel of Residential Property bearing R.S. No. 35, 36, 38, 39, Block No. 28, 29/A, Plot No. A-14, admn. 43.20 Sq. Mtr., Anaranta Shubhashanti, Nr. Kanha Galaxy & Gayatri Temple, Village Shankarpura, New Waghotda Road, Distt. Vadodra vide Registration No. BR/S-EP/0566 dated 23.04.2016 in the name of Mr. Kirankumar S. Vasava. Bounded by: North: Block No. A-13; South: Block No. A-15; East: Soc Internal Road; West: Block No. A-9.	Physical	19,94,000/- 1,99,400/-	IDB0215882776	Mr. Tikendra Verma (M) 9131718982
19.	Vapi Ind. Estate	To the estate of the deceased Mr. Mangal Singh Chauhan (Deceased date of death 17.07.2022) represented by Legal Heir Viz. Mrs. Shanti Devi W/o Mr. Mangal Singh Chauhan	Rs. 12.07,741.07	27/05/2024	All that part and parcel of the property consisting Residential Flat No. 301 Adm. 850.00 sq. ft. (78.99 sq. mtrs.) with undivided share in land admn. 11.00 sq. mtrs. on the 3rd floor of the building prominently known as 'SAI SIDDHI-2', constructed on the NA land bearing Plot No. 15, 18 & 19 total admeasuring about 1041 sq. meters bearing computerized survey No. 2711-2911/1 palike 10 and NA land bearing Plot No. 16, 17-A, 2711+2811/palike 14 total admeasuring about 1967.25 sq. meters, bearing survey No. 2711/palike/2811/palike, situated at Village-Charwadra, Taluka Vapi District Valad State Gujarat.	Physical	5,86,000/- 58,600/-	IDB3270118309	Mr. Ashutosh Pratap (M) 8610109747
20.	Vapi Ind. Estate	(1) Mr. Anil Bhabhubhai Sharma (Borrower cum Mortgagor) (2) Mr. Manish Virendra Jayshw (Guarantor)	Rs. 13.17,925.89	20/05/2024	Residential Flat No. B-G-01, admeasuring about 105.00 sq. ft. i.e. 97.67 sq. meters super built up area, along with undivided share in land admeasuring about 10.00 sq. meters situated on the Ground Floor of the B Building known as 'SAI SIDDHI-2', constructed on the NA land bearing Plot No. 15, 18 & 19 total admeasuring about 1041 sq. meters bearing computerized survey No. 2711-2911/1 palike 10 and NA land bearing Plot No. 16, 17-A, 2711+2811/palike 14 total admeasuring about 1967.25 sq. meters, bearing survey No. 2711/palike/2811/palike, situated at Village-Charwadra, Taluka Vapi District Valad State Gujarat.	Physical	6,81,000/- 68,100/-	IDB0210786001	Mr. Ashutosh Pratap (M) 8610109747

Bid Incremental Value is Rs. 10,000/- The intending Bidders/ Purchasers have to transfer the EMD amount in his Global EMD Wallet by 17/06/2025, i.e. before the e-Auction Date and time in the portal. **Property Inspection Date & Time : 30/05/2025 to 17/06/2025 between 10:00 AM to 4:00 PM.** **Date and Time of E-Auction: 18/06/2025 10:00 AM to 5:00 PM (With Unlimited Extension of 10 minutes Duration Each)**

Bidders are advised to visit the website (https://baaneknet.com) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No.8291220220, email ID: support.baaneknet@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd and EMD status, please contact support.baaneknet@psballiance.com. For property details and photograph of the property and auction terms and conditions please visit: https://baaneknet.com and for clarifications related to this portal, please contact Helpdesk No.8291220220 Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with https://baaneknet.com

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT In the event of any Discrepancy between the English Version and Any other Language Version of this Auction Notice, The English Version Shall Prevail. **Authorised Officer, Indian Bank.**

