

# SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES (Sale t



## HDFC BANK LIMITED

**Branch:** HDFC Spenta – RPM Dept, 2nd Floor, Next to HDFC Bank House, Mathuradas Mills Compound, Senapati Bapat Marg, Lower Parel West, Mumbai - 400 013. Tel:

**Regd. Office:** HDFC Bank Ltd., HDFC Bank House, Senapati Bapat Marg, Lower Parel (West), Mumbai 400013.

**CIN:** L65920MH1994PLC080618 **Website:** www.hdfcbank.com

The Authorised Officer of **HDFC Bank Limited** (erstwhile HDFC Limited having amalgamated with HDFC Bank Limited by virtue of a Scheme of Amalgamation approved by Hon'ble NCLT-Mumbai vide order dated 17 Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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) indicated in Column (A) that the below described immovable property(ies) described in Column (C) mortgaged which has been taken as described in column (D) by the Authorised Officer of HDFC Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" as per the details mentioned below :

Notice is hereby given to Borrower / Mortgagor(s) / legal heirs, legal representatives (whether known or unknown), executor(s), administrator(s), successor(s) and assign(s) of the respective Borrower(s) / Mortgagor(s) Rule 8(6) of the Security Interest (Enforcement) Rules 2002.

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. www.hdfcbank.com

	(A)	(B)	(C)
Sr No	Name/s of Borrower(s)/ Mortgager(s)/ Guarantor(s)/ Legal Heirs and Legal Representatives (whether known or unknown) Executor(s), Administrator(s), Successor(s) and Assign(s) of the respective Borrower(s) / Mortgagor(s) / Guarantor(s) (since deceased), as the case may be.	Outstanding dues to be recovered (Secured Debt) (Rs.)*	Description of the Immovable Property / Secured Asset (1 Sq. mtr. is equivalent to 10.76 Sq. ft)
<b>PANVEL</b>			
1	MR SAWANT SUDARSHAN RAJARAM & MRS SAWANT RUPALI SUDARSHAN	Rs. 32,58,064/- As on 30-JUN-2019*	SAI SADAN, FLAT NO. 307, 3RD FLOOR, PLOT 155, SECTOR 4, KARANJADE, PANVEL - 410206 ADMEASURING 302 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 28.14 SQ. MTRS. CARPET AREA OR THEREABOUTS.
1. Inspection Date & Time: 22-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023			
<b>UMROLI, PALGHAR</b>			
2	MR YADAV RAM SHIROMANI	Rs. 13,28,675/- As on 31-MAR-2022*	FLAT NO 103, FLOOR-1, TRIVENI LOTUS, A WING, PLOT 18, S NO 133/2, PARSHVANATH NAGARI, VILLAGE UMROLI, NEAR PIONEER SCHOOL, PALGHAR – 401404 ADMEASURING 351 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 32.60 SQ. MTRS CARPET AREA OR THEREABOUTS.
1. Inspection Date & Time: 23-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023			
<b>PALGHAR [W]</b>			
3	MR HANIF IRFAN MOHD & MRS GUPTA ANJU DEVI	RS. 14,45,390/- As on 28-FEB-2022*	FLAT-308, FLOOR-3RD, HANSRAJ TOWER, PRITHVI SRISHTI COMPLEX, BLDG-3, TYPE C, OPP. CHAPHEKAR COLLEGE, VILLAGE TEMBHODE, PALGHAR WEST – 401404 ADMEASURING 239.82 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 22.29 SQ.MTRS CARPET AREA OR THEREABOUTS.
1. Inspection Date & Time: 25-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023			

2-66113020

March 2023) (HDFC) issues E-Auction Sale Notice for Sale of Immovable  
charged to the Secured Creditor, the constructive / physical possession of  
(s) (since deceased), as the case may be, indicated in Column (A) under

(D) Type of possession	(E) Reserve Price (Rs.)	(F) Earnest money deposit (Rs.)	(G) Date of Auction and time
PHYSICAL POSSESSION	Rs. 31,10,000/-	Rs. 3,11,000/-	13-OCT-23 10.00 am to 10.30 am
PHYSICAL POSSESSION	Rs. 15,75,000/-	Rs. 1,57,500/-	13-OCT-23 10.30 am to 11.00 am
PHYSICAL POSSESSION	Rs. 12,85,000/-	Rs. 1,28,500/-	13-OCT-23 11.00 am to 11.30 am

			<b>BOISAR</b>	
<b>4</b>	<b>MR MISHRA ACHYUT &amp; MRS SAXENA VANITA</b>	<b>Rs. 29,18,496/- As on 31-MAY-2021*</b>	<b>NEW HAVEN, SHOP NO 25 C4, TYPE A S-2, BUILDING NO A2-A-03, S NO 107/1-7, VILLAGE BETEGAON, TAL PALGHAR, BOISAR 401501</b> ADMEASURING 291.70 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 27.11 SQ.MTRS CARPET AREA OR THEREABOUTS.	
1. Inspection Date & Time: 26-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023				
<b>SARAVLI, PALGHAR</b>				
<b>5</b>	<b>MR MOHAPATRA DEVDASH RATIKANT</b>	<b>Rs. 11,87,266/- As on 28-FEB-2021*</b>	<b>FLAT NO: 8, 1ST FLOOR, SAI MILLENIUM PARK CHSL-79, SN 113/1P, SARAVLI VILLAGE, TAL PALGHAR – 401501.</b> ADMEASURING 560 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 52.04 SQ. MTRS CARPET AREA OR THEREABOUTS.	
1. Inspection Date & Time: 27-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023				
<b>DAWALE, THANE</b>				
<b>6</b>	<b>MR KHARADE SUNIL RAJARAM &amp; MRS KHARADE GANESHI SUNIL</b>	<b>Rs. 18,24,875/- As on 31-DEC-2020*</b>	<b>FLAT NO. 603, 6TH FLOOR, PIYUSH MAJESTIC – B, S. NO. 5/1A, VILLAGE DAWALE, THANE – 400612</b> ADMEASURING 319.79 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 29.72 SQ.MTRS CARPET AREA OR THEREABOUTS.	
1. Inspection Date & Time: 29-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023				
<b>BADLAPUR [E]</b>				
<b>7</b>	<b>MR KHARAT RAHUL MADHUKAR &amp; MRS KHARAT SHANTA RAHUL</b> <b>GUARANTOR/S: 1. MR SHARMA PAWAN 2. MR SHIVALEKAR UMESH SURESH</b>	<b>Rs. 13,11,423/- As on 30-NOV-2021*</b>	<b>YASHWANT PLAZA FLAT-2, FLOOR-GROUND, PLOT 2, S NO 148/6/A/2, NEAR GURUKUL SCHOOL, SHIRGAON, BADLAPUR (EAST) 421503</b> ADMEASURING 228.86 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 21.27 SQ.MTRS CARPET AREA OR THEREABOUTS.	
1. Inspection Date & Time: 30-SEP-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023				
<b>BOISAR</b>				
<b>8</b>	<b>MR GOUTAM JAYNARAYAN &amp; MRS GAUTAM MANISHA</b>	<b>Rs. 18,26,456/- As on 30-JUN-2021*</b>	<b>MANISH COMPLEX CHSL, C WING, FLAT NO 303, 3rd FLOOR, S NO 11/6, TARAPUR ROAD, PASTHAL, OPP MSEB COLONY, BOISAR 401501</b> ADMEASURING 460 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 42.75 SQ.MTRS CARPET AREA OR THEREABOUTS.	
1. Inspection Date & Time: 03-OCT-2023 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 11-OCT-2023				

PHYSICAL POSSESSION	Rs. 25,00,000/-	Rs. 2,50,000/-	13-OCT-23 11.30 am to 12.00 noon
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PHYSICAL POSSESSION	Rs. 10,00,000/-	Rs. 1,00,000/-	13-OCT-23 12.00 noon to 12.30 pm
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PHYSICAL POSSESSION	Rs. 19,50,000/-	Rs. 1,95,000/-	13-OCT-23 12.30 pm to 01.00 pm
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PHYSICAL POSSESSION	Rs. 11,70,000/-	Rs. 1,17,000/-	13-OCT-23 01.00 pm to 01.30 pm
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PHYSICAL POSSESSION	Rs. 16,40,000/-	Rs. 1,64,000/-	13-OCT-23 01.30 pm to 02.00 pm
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9 MISS SHIRODKAR HARSHADA VASUDEO &  
MRS SHIRODKAR MEENAXI VASUDEO  
GUARANTOR: MRS MEHRA NEHA MIHIT

RS. 17,29,406/-  
As on 30-APR-2021\*

DHRUV RESIDENCY NX BLDG – 2 D, FLAT NO. 305, 3RD FLOOR, S. NO. 151/17B, VILLAGE  
PASHANE, VANGANI, TALUKA KARJAT 421503  
ADMEASURING 335.39 SQ.FT CARPET AREA WHICH IS EQUIVALENT TO 31.17 SQ.MTRS CARPET  
AREA OR THEREABOUTS

1. Inspection Date & Time: 04-OCT-2023 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 11-OCT-2023

\*together with further interest @ 18% p.a. as applicable, incidental expenses, costs, charges etc. incurred up to the date of payment and / or realisation thereof.  
The highest bid shall be subject to approval of HDFC Bank Ltd. Authorised officer reserves the right to accept / reject all or any of the offers/bids so received, or cancel the auction/sale without assign

#### DISCLOSURE OF ENCUMBRANCES / CLAIMS

To the best of knowledge and information of the Authorized Officer of HDFC, there are no other encumbrances in respect of the above immovable properties / Secured Assets are and except imm same is disclosed herein below.

#### ILLUSTRATION ON DISCLOSURE OF ENCUMBRANCES:

#### IN PARTLY DISBURSED CASES WHERE THE VENDOR / BUILDER – DEVELOPER CLAIMS TO HAVE RECEIVED PART OF THE SALE CONSIDERATION.

- 1] In the case of MR YADAV RAM SHIROMANI mentioned at Sr. No. 2 out of the total sanctioned loan of Rs. 15,90,000/- (Rupees Fifteen Lakh Ninety Thousand only), HDFC has disbursed an amount of Rs. 14,67,225/- (Rupees Fourteen Lakh Sixty-Seven Thousand Two Hundred Twenty-Five only). In the circumstances, the prospective purchasers are requested to independently ascertain amounts that might be due to the Vendor / Builder, Society prior to submitting the Bid Documents / Tender Documents / Offer Documents and an outstanding amount if any due to Builder, Society if any shall be cleared by prospective purchaser along with the transfer and other related charges.
- 2] In the case of MISS SHIRODKAR HARSHADA VASUDEO & MRS SHIRODKAR MEENAXI VASUDEO mentioned at Sr. No. 9 out of the total sanctioned loan of Rs. 18,99,000/- (Rupees Eighteen Lakh Ninety Nine Thousand only), HDFC has disbursed an amount of Rs. 14,67,225/- (Rupees Fourteen Lakh Sixty-Seven Thousand Two Hundred Twenty-Five only). In the circumstances, the prospective purchasers are requested to independently ascertain amounts that might be due to the Vendor / Builder, Society prior to submitting the Bid Documents / Tender Documents / Offer Documents and an outstanding amount if any due to Builder, Society if any shall be cleared by prospective purchaser along with the transfer and other related charges.

Date: 12-SEP-2023

Place: Mumbai

PHYSICAL  
POSSESSION

Rs. 18,60,000/-

Rs. 1,86,000/-

13-OCT-23  
02.00 pm  
to  
02.30 pm

ing any reason whatsoever. His/her decision shall be final and binding.

able properties / Secured Assets at SR. No. 2 and 9 above and the

ount of Rs. 10,04,300/- (Rupees Ten Lakh Four Thousand Three  
uments / Tender Documents / Offer Documents and an outstanding  
Lakh Ninety-Nine Thousand only), HDFC has disbursed an amount  
ts that might be due to the Vendor / Builder, Society and prior to  
fer and other related charges.

For HDFC Bank Ltd.

Sd/-

Authorised Officer