

3rd E-AUCTION SALE NOTICE

SALE NOTICE UNDER SARFAESI ACT, 2002 (Hereinafter Referred to as Act) r/w SECURITY INTEREST (ENFORCEMENT) RULES, 2002 (Hereinafter referred to as Rules).

Pursuant to Notice U/S 13(2) and 13(4) of the above Act, the possession of the below mentioned property was taken on behalf of YES BANK Ltd., by Authorized officer of the Bank.

Whereas the Authorized officer of the Bank has decided to sell the property described herein below on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" "WHATEVER THERE IS BASIS" and "NO RECOURSE BASIS" (Including encumbrances, if any) under rules 8 & 9 of the said Act, through Public Auction (E-Auction).

Account No.	Name of Borrower/ Co Borrower/ Mortgage/ Guarantor (s)/ Security provider/s	Description of Property	Date of Physical Possession	Date of Demand Notice Amount Due as per 13(2) notice	Last Date for submission of BID	Date & Time of E-Auction	Reserve Price (Rs)	Earnest Money Deposit (Rs.)
AFH00 010061 4607	Mani Karbil (Borrower And Mortgage) and Robert Sampat Karbil (Co-Borrower & Mortgage) Both at:- Flat No. 1, Pitrucchaya Niwas, Shivanand Complex, Satavwadi Road, Hadapur, Pune 411028	Flat No. 1212, Area Admeasuring 18.49 Sq. Mtrs. (Carpet area), on 12th Floor, J Wing, Building Type 24/1, Mohan Nano Estate, Opp. Aiyappa Temple, Khojkhuntivai, Ambernath (W), Thane 421501.	15/04/2025	29th Jan, 2024 Rs.20,70,929.09/- (Rupees Twenty Lakh Seventy Thousand Nine Hundred Twenty Nine and Nine Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 16,77,100/- (Rupees Sixteen Lakh Seventy Seven One Hundred Only)	Rs. 1,67,710/- (Rupees One Lakh Sixty Seven Thousand Seven Hundred and Ten Only)
AFH02 250139 8854	Krishna Shahadev Sasane (Borrower And Mortgage) & Diksha Krishna Sasane (Co-Borrower & Mortgage) Both At:- Fule Nagar No. 1, Mansarovar Road Kamatghar, Bhiwandi, Kamatghar, Thane 421302	Flat No. G-1, Area Admeasuring 576 Sq. Ft. i.e 53.53 Sq. Mtrs., Ground Floor, Om Mansarovar Co. Op. Hsg. Soc., Type B, Building No. A/8, Phase II, Situated at Mansarovar, S No. 15/1 Paiki, 15/2, 22, Village Phene, Tal. Bhiwandi, Dist. Thane 421302.	28/04/2025	16th Nov, 2023 Rs. 15,52,121.90/- (Rupees Fifteen Lakh Fifty Two Thousand One Hundred Twenty One and Ninety Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 25,67,000/- (Rupees Twenty Five Lakh Sixty Seven Thousand Only)	Rs. 2,56,700/- (Rupees Two Lakh Fifty Six Thousand Seven Hundred Only)
AFH00 680091 5075	Mr. Haresh Mahendra Nanavati (Borrower And Mortgage) And Mrs. Vandana Haresh Nanavati (Co-Borrower & Mortgage) Both At:- A/6, Jay Shree Chs, Diwanman Manikpur, Vasai West, Navayug Nagar, Thane, Maharashtra-401202.	Flat No 806, 8Th Floor, B Wing, Bldg No 02, Deep Classic Tower, Yashwant Smart City Sector-II, Gokhivare, Vasai East, Dist. Palghar, Maharashtra-401208.	07/05/2025	16th January, 2023 Rs.31,87,837.72/- (Rupees Thirty One Lakh Eighty Seven Thousand Eight Hundred Thirty Seven And Seventy Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 23,69,000/- (Rupees Twenty Three Sixty Nine Thousand Only)	Rs.2,36,900/- (Rupees Two Lakh Thirty Six Thousand Nine Hundred Only)
AFH00 010063 9453	Umesh Singh (Borrower And Mortgage) and Sadhna Nishad (Co-Borrower & Mortgage) Both At:- Flat No. 406, Bldg No. 01, Shree Laxmi Darshan Chs, Kanakiya Road, Mira Road East, Thane 401107	Flat No. 004, Area Admeasuring 22.30 Sq. Mtrs., Ground Floor, Reliable Garden, Phase No. 2, Building No. 2, Juchandra Road, Naigaon East 401208.	07/05/2025	29th Jan, 2024 Rs. 14,67,940.75/- (Rupees Fourteen Lakh Sixty Seven Thousand Nine Hundred Thirty Five and Twenty Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 16,24,000/- (Rupees Sixteen Lakh Twenty Four Thousand Only)	Rs. 1,62,400/- (Rupees One Lakh Sixty Two Thousand Four Hundred Only)
AFH00 680092 9617 & AFH00 680092 9365	Anil Janardhan Ghutukade (Borrower And Mortgage) and Sangita Anil Ghutukade (Co-Borrower) Both At:- Room No. 2, H No. 230, Aniruddha Dham, Opposite Raigad Buidling, Tapovan Umelman Gaon, Manikpur Vasai West 401202.	Flat No. 401, Area admeasuring 31.598 Sq. Mtrs. Carpet, 4th Floor, Moreshwar Heights, Survey No. 245, Hissa No. 1,2 & 3, Village Bolinj, Virar West, Palghar 401303	08/05/2025	20th Oct, 2023 Rs. 27,92,630.25/- (Rupees Twenty Seven Lakh Ninety Two Thousand Six Hundred Thirty and Twenty Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 24,94,000/- (Rupees Twenty Four Lakh Ninety Four Thousand Only)	Rs.2,49,400 (Rupees Two Lakh Forty Nine Thousand Four Hundred Only)

AFH00 010063 9453	Umesh Singh (Borrower And Mortgage) and Sadhna Nishad (Co-Borrower & Mortgage) Both At:- Flat No. 406, Bldg No. 01, Shree Laxmi Darshan Chs, Kanakiya Road, Mira Road East, Thane 401107	Flat No. 004, Area Admeasuring 22.30 Sq. Mtrs., Ground Floor, Reliable Garden, Phase No. 2, Building No. 2, Juchandra Road, Naigaon East 401208.	07/05/2025	29th Jan, 2024 Rs. 14,67,940.75/- (Rupees Fourteen Lakh Sixty Seven Thousand Nine Hundred Thirty Five and Twenty Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 16,24,000/- (Rupees Sixteen Lakh Twenty Four Thousand Only)	Rs. 1,62,400/- (Rupees One Lakh Sixty Two Thousand Four Hundred Only)
AFH00 680092 9617 & AFH00 680092 9365	Anil Janardhan Ghutukade (Borrower And Mortgage) and Sangita Anil Ghutukade (Co-Borrower) Both At:- Room No. 2, H No. 230, Aniruddha Dham, Opposite Raigad Buidling, Tapovan Umelman Gaon, Manikpur Vasai West 401202.	Flat No. 401, Area admeasuring 31.598 Sq. Mtrs. Carpet, 4th Floor, Moreshwar Heights, Survey No. 245, Hissa No. 1,2 & 3, Village Bolinj, Virar West, Palghar 401303	08/05/2025	20th Oct, 2023 Rs. 27,92,630.25/- (Rupees Twenty Seven Lakh Ninety Two Thousand Six Hundred Thirty and Twenty Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 24,94,000/- (Rupees Twenty Four Lakh Ninety Four Thousand Only)	Rs. 2,49,400 (Rupees Two Lakh Forty Nine Thousand Four Hundred Only)
AFH02 250151 4971	Sudeep Bakelal Agarwal (Borrower And Mortgage) and Raju Subhash Koli (Guarantor) Both At:- Chandragan Residency, B Wing, 1501, Near Kalpataru Jewellers, Diva East, Thane 400612	Flat No. 201, 2nd Floor, Area Admeasuring 530 Sq. Ft. Built up, Shree Om Sai Co-Operative Housing Society Ltd., Kharvai, Constructed on Land bearing S No. 27, H.No. 3/5/8, S.No. 27, H No. 3/6/9, Village Kharvai Badlapur, Tal. Ambarnath, Dist. Thane 421503	08/05/2025	20th Oct, 2023 Rs. 27,23,237.28/- (Rupees Twenty Seven Lakh Twenty Three Thousand Two Hundred and Thirty Seven and Twenty Eight Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 24,30,100/- (Rupees Twenty Four Lakh Thirty Thousand One Hundred Only)	Rs. 2,43,010/- (Rupees Two Lakh Forty Three Thousand and Ten Only)
AFH00 010102 3935	Uttam Krishna Pandey (Borrower And Mortgage) And Sarita Devi Uttam Pandey (Co-Borrower & Mortgage) Both At:- Flat No. 105, Building No. 6, Patidar Complex, Retibandar Road, Kalher Bhiwandi, Thane 421302	Flat No. 401, Area Admeasuring 500 Sq. Ft. Carpet And 42 Sq. Ft. Open Terrace, 4th Floor, Ritu World Co-Operative Housing Society Ltd., G-Wing, Constructed On Land Bearing S No. 62, H No. 2 And 3P, S No. 64, H No. 1P, Village Kharwai, Tal. Ambarnath, Badlapur East, Thane 421503	14/05/2025	18th Jul, 2023 Rs. 33,46,602.32/- (Rupees Thirty Three Lakh Forty Six Thousand Six Hundred Two and Thirty Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 31,40,000/- (Rupees Thirty One Lakh Forty Thousand Only)	Rs. 3,14,000/- (Rupees Three Lakh Fourteen Thousand Only)
AFH00 680156 5793	Parmeet Kaur Gurvinder Singh Chandok (Borrower & Mortgage) and Gurvinder Singh Nariender Singh Chandok (Co-Borrower & Mortgage) Both At:- Flat No.113, Laxmi Ashirwad CHS, PL 23, Sec 25, Kamathe Navi Mumbai Panvel - 410209	Flat No.1003, 10th Floor, Wing A, Casa Azzurra, Near Jain Mandir, Palava Lakeshore, Taloja Bypass Road, Khonigaon, Dombivali East Thane 421204	18/06/2025	21st May, 2024 Rs.31,00,147.46 /- (Rupees Thirty One Lakhs One Hundred Forty Seven and Paise Forty Six Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 26,97,000/- (Rupees Twenty Six Ninety Seven Thousand Only)	Rs. 2,69,700/- (Rupees Two Lakh Sixty Nine Thousand Seven Hundred Only)
AFH00 680098 2920	Mr. Abdhesh Kumar Jha (Borrower & Mortgage) and Mrs. Chandani Abdhesh Jha (Co-Borrower & Mortgage) Both At:- Room No. 301, Shree Badri Vishal Bhawan, Vikas Nagar, Virar East 401305	Flat No. 104, Area Admeasuring 46.46 Sq. Mtrs. Buil up, 1st Floor, Wing A, Building No. 2, Sector 9, Dream City, Shirgaon Road, Boisar (E) 401501	18/06/2025	22nd Feb, 2024 Rs.19,63,747.37/- (Rupees Nineteen Lakh Sixty Three Thousand Seven Hundred Forty Seven and Thirty Seven Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 12,80,000/- (Rupees Twelve Lakh Eighty Thousand Only)	Rs. 1,28,000/- (Rupees One Lakh Twenty Eight Thousand Only)

Account No.	Name of Borrower/ Co Borrower/ Mortgagor/ Guarantor (s)/ Security provider/s	Description of Property	Date of Physical Possession	Date of Demand Notice	Last Date for submission of BID	Date & Time of E-Auction	Reserve Price (Rs)	Earnest Money Deposit (Rs.)
				Amount Due as per 13(2) notice				
AFH00 010056 8073	Sanjay Ramachal Gupta (Borrower & Mortgagor) and Neelam Sanjay Gupta (Co-Borrower & Mortgagor) Both At: - Room No. 303, Shivaji Nagar, Disajawadi, Wagle Estate, Thane 400604	Flat No. G-1, Area Admeasuring 500 Sq. Ft. i.e. 46.46 Sq. Mtrs., Ground Floor, Building No. 5, Project Known as Dream City, Sector No. 5, Village Boisar, Tal. & Dist. Palghar 401501	11/06/2025	20th Aug, 2024 Rs.13,39,984.84/- (Rupees Thirteen Lakh Thirteen Nine Thousand Nine Hundred Eighty Four and Eighty Four Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 12,80,000/- (Rupees Twelve Lakh Eighty Thousand Only)	Rs. 1,28,000/- (Rupees One Lakh Twenty Eight Thousand Only)
AFH00 010064 8268	Mr. Balistar Sah (Borrower & Mortgagor) and Mrs. Lilawati Balistar Sah (Co-Borrower & Mortgagor) Both At: - Mohammad Najeer Chawl, Gaondevi Raod, Poisa Kajupada, Kandivali East, Mumbai 400101	Flat No. 102, Area Admeasuring 525 Sq. Ft. i.e 48.79 Sq. Mtrs. Built up Wing -B, Building No. 4, Sector 7, Dream City, Shirgaon Road, Boisar (East) 401501	20/06/2025	20th Apr, 2024 Rs.18,74,345.40/- (Rupees Eighteen Lakh Seventy Four Thousand Three Hundred Forty Five and Forty Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 13,44,000/- (Rupees Thirteen Lakh Forty Four Thousand Only)	Rs. 1,34,400/- (Rupees One Lakh Thirty Four Thousand Four Hundred Only)
AFH00 680105 1866	Kiran N. Chakurkar (Borrower & Mortgagor) and Kanta Narayan Chakurkar (Co-Borrower) Both At: - Room No.3, Vijayniwas, Redji Chawl Soc, T P Road, Shivaji Nagar, Bhandup West 400 078	Flat No. 201, Building Fontana Wing A, Palava Phase II, Dombivili E, Taluka Kalyan, Dist- Thane 421203 along with One Car Parking	26/06/2025	21st May, 2024 Rs.38,91,029.88/- (Rupees Thirty-Eight Lakhs Ninety-One Thousand Twenty-Nine and Paise Eighty Eight Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 39,84,600/- (Rupees Thirty Nine Lakh Eighty Four Thousand Six Hundred Only)	Rs. 3,98,460/- (Rupees Three Lakh Ninety Eight Four Hundred and Sixty Only)
AFH02 250102 8912	Aniket Shivaji Nanaware (Borrower & Mortgagor) Shivaji Tanaji Nanaware (Co-Borrower & Mortgagor) Sunita Shivaji Nanaware (Co-Borrower & Mortgagor) Both At: - Flat No 404, Popular Arcade, Opp Datta Nagari, Boradpada Road, Badlapur Gaon, Badlapur West 421503	Flat No 611 & Flat No. 612, 6th Floor, B Wing, Shree Ganesh Symphony, Near Chintaman Chowk, Badlapur Gaon, Badlapur West - 421503 Taluka Ambernath and Dist. Thane	11/07/2025	29th Dec, 2022 Rs.27,92,465/- (Rupees Twenty Seven Lakhs Ninety Two Thousand Four Hundred Sixty Five Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 27,59,000/- (Rupees Twenty Seven Fifty Nine Lakh Only)	Rs. 2,75,900/- (Rupees Two Lakh Seventy Five Thousand Nine Hundred Only)
AFH00 010064 0213	Sandeep Baburao Chavan (Borrower & Mortgagor) and Shobha Baburao Chavan (Co-Borrower & Mortgagor) Both At: - Room No. 2/6, Yadav Nagar, Suhasini Pawaskar Marg, Nr. Keshav Nagar, Yadav Nagar, Dahisar East 400068.	Mortgage Property Address:- Flat No. 318, Area Admeasuring 22.11 Sq. Mtrs. Carpet, 3rd Floor, E Wing, Building No. 8, Vrundavan City Complex, Village Kurgaon, Boisar, Palghar 401501.	30/05/2025	29th Jun, 2024 Rs.7,07,304.72/- (Rupees Seven Lakh Seven Thousand Three Hundred Four and Seventy Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 11,05,500/- (Rupees Eleven Lakh Five Thousand Five Hundred Only)	Rs. 1,10,550/- (Rupees One Lakh Ten Thousand Five Hundred and Fifty Only)

AFH00 010063 5617	Vithoba Tukaram Bait (Borrower & Mortgagor) and Vandana Tukaram Bait Co-Borrower) Both At :- Room No. 35, Sai Siddhi Chawl, Janshakti Nagar, Malpada Dongari No. 02, Chakala Mide, Jijamata Road, Andheri East 400093	Mortgage Property Address: Flat No. 117, Area Admeasuring 22.11 Sq. Mtrs. Carpet, 1st Floor, E Wing, Vrindavan City Complex, Building No. 08, Situated at Kurgaon, Boisar owned by Vithoba Tukaram Bait.	30/05/2025	20th Aug, 2024 Rs.8,78,944.96/- (Rupees Eight Lakh Seventy Eight Thousand Nine Hundred Forty Four and Ninety Six Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 11,05,500/- (Rupees Eleven Lakh Five Thousand Five Hundred Only)	Rs. 1,10,550/- (Rupees One Lakh Ten Thousand Five Hundred and Fifty Only)
AFH00 680069 5199	Devprakash Gupta (Borrower & Mortgagor) and Pooja D. Gupta (Co-Borrower) Both At:- House No.557, MIDC Shramik Nagar, Khairane, Thane Belapur Road, Navi Mumbai 400 709.	Mortgage Property Address: Flat No.410, 4th Floor, Vrindavan City E wing, (As per Plan Bldg.No.8 Type C2) Village Kurgaon, Boisar 401501	30/05/2025	21st May, 2024 Rs.8,85,664.29/- (Rupees Eight Lakhs Eighty Five Thousand Six Hundred Sixty Four and Paise Twenty Nine Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 11,05,500/- (Rupees Eleven Lakh Five Thousand Five Hundred Only)	Rs. 1,10,550/- (Rupees One Lakh Ten Thousand Five Hundred and Fifty Only)
AFH00 680068 0444	Rajesh Deviprasad Gupta (Borrower & Mortgagor) and Phulkumari Rajesh Gupta (Co-Borrower & Mortgagor) Both At- House No. 1536, Sharmik Nagar, Mide Khairne Mhape, Koparkhairane 400710	Mortgage Property Address: Flat No. 409, Area admeasuring 22.11 Sq. Mtrs., Wing E, 4th Floor, Vrindavan City Complex, Building No. 8, Type C-2 Kurgaon, Boisar, Palghar 401501	30/05/2025	20th Mar, 2024 Rs.8,98,124.32/- (Rupees Eight Lakh Ninety Eight Thousand One Hundred Twenty Four and Thirty Two Paise Only)	08.12.2025 Till 4.00 pm	09.12.2025 Time 11.00 am to 2.00 pm	Rs. 11,05,500/- (Rupees Eleven Lakh Five Thousand Five Hundred Only)	Rs. 1,10,550/- (Rupees One Lakh Ten Thousand Five Hundred and Fifty Only)

Terms and Conditions:-

- The Auction sale will be * Online E-Auction/ Bidding through Banks approved service provider M/s E-Procurement Technologies Ltd, Auction Tiger, Ahmedabad Contact Persons Mr. Ram Sharma on (M) +91 8000023297(Ramprasad@auctiontiger.net, website https://sarfaasi.auctiontiger.net
- Bidders are advised to go through the Bid Forms, Tender Document, detailed terms and conditions of auction sale before submitting their bids and taking part in the E-Auction sale proceedings.
- Bids shall be submitted through online/Offline procedure in the prescribed formats with relevant details.

Earnest Money Deposit (EMD) shall be deposited through Demand Draft payable at Mumbai/RTGS/NEFT/FUND TRANSFER to credit of following account before submitting the bids:-

Details			
Name of Bank & Branch	Name of Beneficiary	Account No.	IFSC Code
YES BANK LTD WORLI	RB (A) AUCTION EMD COLLECTION AC	000189900002710	YESB0000001

- The bid price to be submitted shall be above the Reserve Price and the bidders shall improve their further offer in multiple of Rs.10,000/-. The property will not be sold below the reserve price set by the Authorized Officer. The bid quoted below the reserve price shall be rejected and the EMD deposited shall be forfeited.
- Inspection of the aforesaid property can be done on 21-Nov-25 & 27-Nov-25 from 11:00 am to 2:00 pm by the interested parties/ tenderer after seeking prior appointment with AO. The AO has the right to reject any tender/tenders (for either of the property) without assigning any reasons thereof.

For detailed terms and conditions of the sale, please refer to the link provided in <https://www.yesbank.in/about-us/media/auction-property> -- Secured Creditor's website i.e. www.yesbank.in.

In case of any difficulty in obtaining Tender Documents/ e-bidding catalogue or inspection of the Immovable Properties / Secured Assets and for Queries, Please Contact Concerned Officials of YES BANK LTD., Chandrakishor Jadhav on 9898980177 or chandrakishor.jadhav@yesbank.in and Officials of M/s. e-Procurement Technologies Limited (Auction Tiger) Ahmedabad Mr. Ram Sharma on (M) +91 8000023297(Ramprasad@auctiontiger.net).

As contemplated U/s. 13 (8) of the aforesaid Act, in case our dues together with all costs, charges and expenses incurred by us are tendered at any time before the date of Publication of Notice for the public auction/Tendered/ Private Treaty for sale or transfer, the secured asset shall not be sold or transferred by us, and no further step shall be taken by us for transfer or sale of that secured asset.

- The sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the conditions mentioned above.

SALE NOTICE TO BORROWER/ CO-BORROWER /MORTGAGOR / SECURITY PROVIDER

The above shall be treated as Notice of 15 days Under Sec.9(1) of security interest (Enforcement Rules),2002.