

## CAPRI GLOBAL CAPITAL LIMITED

Registered & Corporate Office :- 502, Tower-A, Peninsula Business Park, Senapati Bapat Marg, Lower Parel, Mumbai-400013  
Circle Office :- 9B, 2nd Floor, Pusa Road, New Delhi – 110060

## ADITYA BIRLA HOUSING FINANCE LIMITED

Registered Office- Indian Rayon Compound, Veraval, Gujarat – 362266

Branch Office- G-Corp Tech Park, 8th floor, Kasar Wadavali, Ghodbunder Road, Thane, MH-400601

### DEMAND NOTICE

(under Rule 3 (1) of Security Interest (Enforcement) Rules, 2002)

### SUBSTITUTED SERVICE OF NOTICE U/s.13 (2) OF SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002.

Notice is hereby given to the borrowers as mentioned below that since they have defaulted in repayment of the Credit facility availed by them from **Aditya Birla Housing Finance Limited (ABHFL)**, their loan accounts have been classified as **Non-Performing Assets** in the books of the Company as per RBI guidelines thereto. Thereafter, ABHFL has issued **demand notices** under section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) on the last known addresses of the said borrowers thereby calling upon and demanding from them to repay the entire **outstanding amount** together with further interest at the contractual rate on the aforesaid amount and incidental expenses, cost, charges etc. as stated in the said demand notices. However, the demand notice is also being served by way of publication, as per Rule 3 of the Security Interest (Enforcement) Rules, 2002 (SARFAESI Rules):

Sl. No	Name and Address Borrower/ Co-Borrower and Guarantor / Co-Guarantor & Loan A/C No.	NPA Date	Date of Demand Notice	Amount due as per Demand Notice / as on Date
1	<b>DIPAK SINGH</b> Property Bearing No. Rz-439/12-E, (Portion Of Rz-439/12-D), Gali No. 13, Khasra No. 438 And 439, Third Bearing Pvt. No. 403, Back Side, Northern Portion With Roof Rights, Village Nasirpur, Colony Known As Kailash Puri, Palam Colony, New Delhi, South West Delhi- 110045 <b>2. PUJA DEVI</b> Property Bearing No. Rz-439/12-E, (Portion Of Rz-439/12-D), Gali No. 13, Khasra No. 438 And 439, Third Bearing Pvt. No. 403, Back Side, Northern Portion With Roof Rights, Village Nasirpur, Colony Known As Kailash Puri, Palam Colony, New Delhi, South West Delhi- 110045 <b>3. DIPAK SINGH</b> Kailsh Puri, Palam Village, Kh No- 438, 439, Gali No- 12, Rz- 439/12c, South West Delhi, South West Delhi- 110045 <b>4. PUJA DEVI</b> Kailsh Puri, Palam Village, Kh No- 438, 439, Gali No- 12, Rz- 439/12c, South West Delhi, South West Delhi- 110045 <b>5. DIPAK SINGH</b> C/O Quality Coats Rz-439/12c, Gali No-12, Kailashpuri, Palam Colony, New Delhi, South West, Delhi- 110045 <b>6. PUJA DEVI</b> PARS A, Kailhali, Rampatti, Madhubani, Bihar- 847236 <b>7. DIPAK SINGH</b> C/O Quality Coats Hno FF C 201, Pine Complex, Karishma Park-1, Vagra, Bharuch, Gujarat-392140 Loan Account No. LNDEL0HL-09210100278 and LNDEL0HL-09210100279	01.02.2024	12.02.2024	Rs. 17,07,054/- Seven Thousand Fifty Four Only) by way of out-drawn. This publication to be treated as effective notice.

**DESCRIPTION OF IMMOVABLE PROPERTY/PROPERTIES MORTGAGED:** All That Piece And Parcel Of Third Floor Bearing Pvt. No. 403, Which Is Built Towards Back Side I.E. Northern Portion With Its Roof Terrace Rights, Out Of Built-Up Property Bearing No. Rz-439/12e (Portion Of Rz-439/12-D), In Gali No. 13, Land Area Measuring 50 Sq. Yds. I.E. 41.805 Sq. Mtr., With All Its Land And Roof Rights, Out Of Khasra No. 438 & 439, Situated In The Revenue Estate Of Village Nasirpur, Delhi State Delhi Colony Known As Kailash Puri, Palam Colony, New Delhi-110045 With All Its Freehold Rights Of The Land, And **Bounded As: North:** Gali 10R./ Gali No. 12e, **South:** Road 18R./ Gali No. 13 Or Front Side Flat, **East:** Plot No. 438, **West:** Vacant Plot.

We hereby call upon the borrower stated herein to pay us within 60 days from the date of this notice, the outstanding amount (s)together with further interest thereon plus cost, charges, expenses, etc. thereto failing which we shall be at liberty to enforce the security interest including but not limited to taking possession of and selling the secured asset entirely at your risk as to the cost and consequences.

Please note that as per section 13(13) of the SARFAESI Act, all of you are prohibited from transferring by way of sale, lease or otherwise, the aforesaid secured assets without prior written consent of the Company. Any contravention of the said section by you shall invoke the penal provisions as laid down under section 29 of the SARFAESI Act and / or any other legal provision in this regard.

Please note that as per sub-section (8) of section 13 of the Act, if the dues of ABHFL together with all costs, charges and expenses incurred by ABHFL are tendered to ABHFL at any time before the date fixed for sale or transfer, the secured asset shall not be sold or transferred by ABHFL, and no further step shall be taken by ABHFL or transfer or sale of that secured asset.

Date: 17.02.2024

Place: DELHI

Sd/- Authorised Officer  
(Aditya Birla Housing Finance Limited)

### SALE OF MOVABLE & IMMOVABLE ASSETS CHARGED TO CLIX HOUSING FINANCE LIMITED UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (SARFAESI ACT).

The Authorized Officer of **CLIX Housing Finance Limited** (hence will be known as "CLIX") has taken over possession of the schedule property(ies) u/Section 13(4) of the SARFAESI Act. Public at large is informed that the secured property(ies) as mentioned in the Schedule are available for sale through Private Treaty, as per the terms agreeable to the CLIX for realisation of CLIX's dues on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WITHOUT RECOURSE BASIS"

SR. NO	Name of the owner of the property (Title Deed holder/s) / Demand Notice amount	Description of the Property	Encumbrance s known, if any	Reserve Price (Rs.)	Earnest Money Deposit (Rs.)
1	<b>SATISH SALODIA</b> 487, RAIGAR BASTI JHOTWARA, JAIPUR RAJASTHAN - 302012	ALL THAT PIECE AND PARCEL OF PROERTY BEARING PLOT NO. 17, SITUATED AT SCHEME NO.1 (KRISHNA COLONY) FACTORY ROAD, JHOTWARA JAIPUR, RAJATHAN, ADMEASURING 187 SQ. YADS. EAST- OTHERS PROPERTY, WEST- 30FT. WIDE ROAD, NORTH- PLOT NO. 18, SOUTH -20 FT WIDE ROAD	On as is where is basis	Rs. 30,00,000/-	Rs. 3,00,000/-
1	<b>GEETA DEVI SALODIYA</b> 487, RAIGAR BASTI JHOTWARA JAIPUR JAIPUR RAJASTHAN-302012 <b>Loan No. :</b> AC2018122933068 <b>Outstanding Amount :</b> Rs. 5296145 /- <b>(Along with future interest and charges accruing after 22.12.2021 till the total realisation of the loan amount.)</b>				

**Standard terms & conditions for sale of property through private treaty are as under:**

(1). Sale through Private Treaty will be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WITHOUT RECOURSE BASIS". (2.) The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of CLIX's acceptance of offer for purchase of property and the remaining amount within 15 days thereafter. EMD amount shall be remitted through NEFT / RTGS / Funds Transfer in favor of "Entity-Clix Housing Finance Limited", Bank Name - ICICI Bank, IFSC Code - ICIC0003419, Bank Account No - 341905000653. (3.).The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above. (4.) Failure to remit the amount as required under clause (2) above will cause forfeiture of amount already paid including 10% of the amount paid along with application. (5.) In case of non-acceptance of offer of purchase by the CLIX, the amount of 10% paid along with the application will be refunded without any interest. (6.) The property is being sold with all the existing and future encumbrances whether known or unknown to the CLIX. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third-party claims / rights / dues. (7.) The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer/Secured Creditor in this regard at a later date. (8.) The CLIX reserves the right to reject any offer of purchase without assigning any reason. (9.) In case of more than one offer, the CLIX will accept the highest offer. If higher bidder fails to deposit the remaining amount in terms of clause (2) above; then CLIX may request & accept the second higher offer. (10.) The interested parties may contact the Authorized Officer for further details / clarifications and for submitting their application. (11.) The purchaser has to bear all stamp duty, registration fee, and other expenses, taxes, duties in respect of purchase of the property. (12.) Sale shall be in accordance with the provisions of SARFAESI Act / Rules. (13.). Auction Agency: C1 India (P) Ltd, Contact Person: Vinod Chauhan, 9813887931, Mail ID: delhi@cindia.com, Website: https://www.bankeactions.com/

Date : 17.02.2024, Place : Rajasthan

Authorized Officer, Clix Housing Finance Limited

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## MUTHOOT HOUSING FINANCE COMPANY LIMITED

Registered Office: TC NO. 14/2074-7, Muthoot Centre, Punnen Road, Thiruvananthapuram - 695 034, CIN NO – U65922KL2010PLC025624 Corporate Office: 12/A 01, 13th floor, Parinee Crescenzo, Plot No. C38 & C39, Bandra Kurla Complex-G block (East), Mumbai-400051 TEL. NO: 022-62728517, Authorised Officer Email ID: authorised.officer@muthoot.com, Contact Person: - : Govind Sharma - 9212443181

### PUBLIC NOTICE – AUCTION CUM SALE OF PROPERTY

**Sale Of Immovable Assets Under Securitization And Reconstruction Of Financial Assets & Enforcement Of Security Interest Act, 2002**

In exercise of powers contained in the Securitization and Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002, the Authorized Officer of the Muthoot Housing Finance Company Ltd., (hereinafter referred to as the "Company") has taken the possession of under mentioned properties (hereinafter referred to as "Secured Asset") and held as security in respect of HOUSING Loan facilities granted to below mentioned customers (hereinafter referred to as "Borrowers") and further it has been decided to sell the Secured Asset on "as is where is", "as is what is", "whatever there is" and "no recourse" basis/conditions by inviting sealed tenders from public in respect of the secured debt amounting to amount in below with further interest and expenses thereon till final payment of the overdue from Borrowers.

Sr. No	Name of Borrower/s & LAN	Possession Type & Date	Total O/s Amount (Rs.) Future Interest Applicable	Reserve Price	EMD
	LAN No.: 15100084676				
1.	1. Satyam Kumar Niranjan Singh, 2. Ribbi Kumari Niranjan Singh	Physical Possession - 08-February-2023	Rs.11,66,906.81/- as on 07-February-2024	Rs. 10,60,000/-	Rs. 1,06,000/-

**Description of Secured Asset(s) /Immovable Property (ies) -** L 1056 MIG, ANAND VIHAR AWASH YOJNA, PARGANA HAPUR, UTTAR PRADESH, GHAZIABAD, 245101, INDIA

**Inspection Date & Time:** 22-February-2024 & 23-February-2024 at 10.00 AM to 05.00 PM

**Auction Date:** 22-March-2024 10.00 AM to 03.00 PM & Last date for Submission of Bid: 21-March-2024

**Place of Sale:** B2, First Floor, Rdc, Rajnagar, Above Sbi Bank, Ghaziabad (Up)-201001

**Intending bidders may inspect the properties on the date and time as mentioned above.**

**Terms & Conditions of public auction:-** 1)Sale is strictly subject to the terms and conditions mentioned hereunder as per extant guidelines under SARFAESI Act, 2002 & also the terms and condition mentioned in the offer/ tender document to be submitted by the intending bidders 2)The property will be sold on "As is where is" and "As is what is" "whatever there is" and "no recourse" condition, including encumbrances, if any. 3)The properties under auction can be inspected on the date & time specified above. For any queries with regards to inspection of properties or submission of tenders, kindly establish contact to The Authorised Officers at respective locations on above mention contact numbers. The interested buyers may send their offers for the above property in a sealed cover along with Demand Draft Payable at Mumbai favoring "Muthoot Housing Finance Company Limited", towards earnest money deposit (EMD) 10% of Reserve Price. 4)Along with offer documents, the intending bidder shall also attach a copy of the PAN card issued by the Income Tax department AND bidder's identity proof and the proof of residence such as copy of the Passport, Election Commission Card, Ration Card, Driving license etc. 5)In no eventuality the property would be sold below the reserve price. 6)The bidders present in the auction would be allowed to increase their offer multiples of Rs.10000/- in addition to Reserve Price fixed. 7)All dues and outgoings, i.e., Municipal Taxes, Maintenance / Society Charges, Electricity and water taxes or any other dues including Stamp Duty, Registration Charges, Transfer Charges and any other expenses and charges in respect of the registration of the Sale Certificate in respect of the said properties shall be paid by the successful bidder/purchaser. 8)The successful bidder/purchaser shall have to pay 25% of the final bid amount (after adjusting 10% of the E.M.D. already paid) within next working days from the acceptance of the offer by the Authorized Officer in respect of the sale, failing which, the earnest money deposit will be forfeited. 9)The balance 75% of the Sale price shall have to be paid within 15 days of conveying the confirmation of the sale to the successful Purchaser by the Authorized Officer or such extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer. 10)The Authorized Officer reserves his right to vary any of the terms and condition of this notice for sale, without prior notice, at his discretion. 11)The Authorized Officer reserves the right to reject any/all bids without assigning any reason. All the bids received from the prospective bidders shall be returned to them without any liability / claim against M/s Muthoot Housing Finance Company Ltd. 12)The borrower's attention is invited to the provisions of sub section 8 of section 13, of the SARFAESI Act, in respect of the time available, to redeem the secured asset. 13)Public in general and borrower(s)/ mortgagor(s) in particular please take notice that if in case auction scheduled herein fails for any reason whatsoever then secured creditor may enforce security interest by way of sale through private treaty. The borrower(s)/guarantor(s)/mortgagor(s) are hereby given STATUTORY 30 DAYS NOTICE UNDER RULE 8(6) & 9 of The Security Interest (Enforcement) Rules of SARFAESI ACT. Borrower/s are also requested to remove their uncharged belongings from the property within 30 days' time else it will be removed from property on their risk and cost.

**Place: Uttar Pradesh, Date: 17-February-2024**

**Sd/- Authorised Officer - For Muthoot Housing Finance Company Limited**

